

10 Dukes Farm Close, Billericay, Essex, CM12 0QB
Guide Price £450,000 - £470,000

Entrance Hall

Lounge 22'7 x 10'7

Kitchen 11'4 x 8'1

Conservatory 10'3 x 9'6

First Floor Landing

Bedroom One 11'10 x 10'1

Bedroom Two 11'5 x 10'6

Bedroom Three 8'3 x 7'9

Bathroom 6'10 x 5'5

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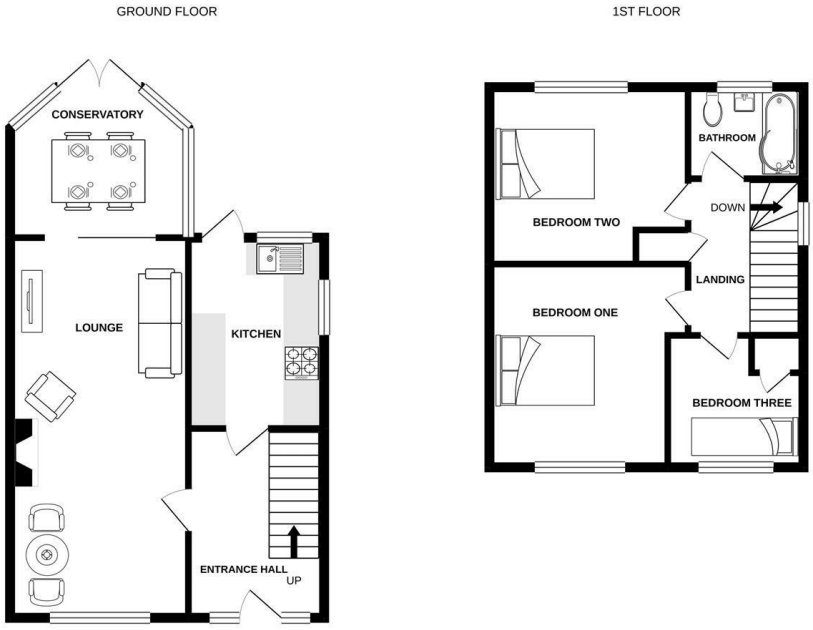
Set within the popular North side of Billericay is this beautifully presented and much improved three bedroom semi detached family house. The property is located in a small, quiet cul-de-sac within catchment area of Buttsbury Infant and Junior Schools, Mayflower High School and multiple pre-schools, whilst also being walking distance to Billericay Mainline Railway Station. The ground floor offers a welcoming entrance hallway, modern fitted kitchen, spacious lounge/diner and double glazed conservatory overlooking the patio and garden beyond. To the first floor there are two generous double bedrooms and a single third room. The bathroom has been refitted with a modern white suite. The rear garden commences with an expansive patio ideal for entertaining and leading to the large South-facing garden measuring in excess of 80'. The garden is very well kept and has numerous established trees and shrubs. The front of the property provides off street parking. The property is only 0.1 miles from local shops, 0.3 miles from Lake Meadows and 0.2 miles from both Buttsbury Primary School and Mayflower High School, both highly sought after and rated Outstanding by Ofsted.



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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