

ASHTON WHITE
*Leading the way home*

Misty Meadows Southend Road, Billericay CM12 9QH

£975,000

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# MISTY MEADOWS
# OFFERS IN EXCESS OF £975,000

An outstanding five double bedroom detached family house constructed in 2013, offering well-planned and spacious living accommodation spread over three floors. Built of attractive red stock brick and rendered elevations, with classic proportions including a recently re-fitted luxury kitchen/breakfast room and the convenience of underfloor heating to the ground floor. The house is accessed through a pair of impressive hardwood doors opening into the welcoming hall with built-in storage and a custom fitted ground floor cloakroom with a white suite. There are two well-proportioned reception rooms to the front and a lovely sitting room to the rear with as feature fireplace and wood burner and French doors to the garden. The adjacent re-fitted kitchen/breakfast room is fitted in a range of matt gray and blue units with contrasting Corian worktops and island unit. Integrated appliances include double ovens, hob, cooker hood, dishwasher, fridge, freezer and a wine cooler. There is a separate utility room fitted to the same standard as the kitchen. Up on the first floor are four double bedrooms and the family bathroom; two of the bedrooms have the benefit of en-suite shower rooms, ideal for family living. A further staircase leads up to the second floor where the master bedroom can be found with fitted wardrobes, a walk in wardrobe/dressing room and en-suite bath and shower room.

To the outside is a gated driveway retained by decorative railings which provides extensive parking for several vehicles. Pedestrian side access to both sides of the house leads to the beautiful landscaped south facing garden which extends to around 80'. The garden commences with a full-width sandstone patio and outdoor kitchen complete with pizza oven. The extensive lawned gardens are well-screened with mature shrubs, trees and hedging.

Billericay town centre is within 1/3 of a mile as is the popular Quilters School and the train station is within a mile.

























SPACIOUS ENTRANCE HALL

SITTING ROOM
18' x 13'7 (5.49m x 4.14m)

DINING ROOM
13'3 x 11'8 (4.04m x 3.56m)

STUDY
11'7 x 11'3 (3.53m x 3.43m)

KITCHEN/BREAKFAST ROOM
18'9 x 11'8 (5.72m x 3.56m)

UTILITY ROOM
11'6 x 5'9 (3.51m x 1.75m)

GROUND FLOOR CLOAKROOM

MASTER BEDROOM
16'4 x 13'4 (4.98m x 4.06m)

DRESSING ROOM
10'5 x 6'3 (3.18m x 1.91m)

EN-SUITE BATH/SHOWER ROOM

BEDROOM TWO WITH EN-SUITE
13'7 x 13'6 (4.14m x 4.11m)

BEDROOM THREE
13'8 x 12' (4.17m x 3.66m)

BEDROOM FOUR WITH EN-SUITE
11'4 x 11'3 (3.45m x 3.43m)

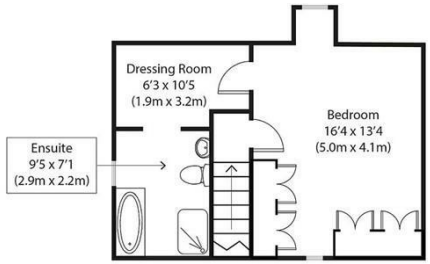
BEDROOM FIVE
12' x 11'4 (3.66m x 3.45m)

FAMILY BATHROOM
8'5 x 7'1 (2.57m x 2.16m)

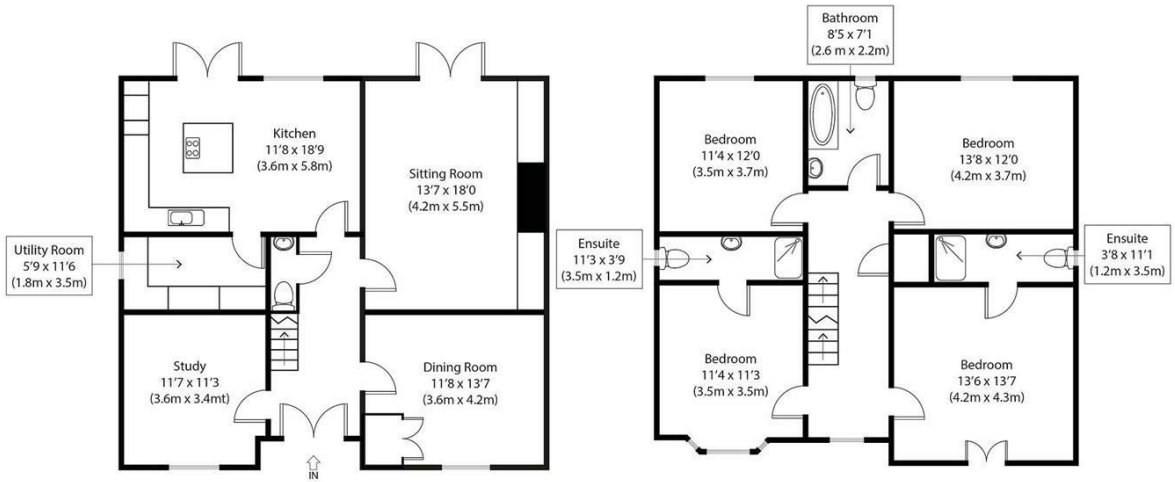
# Approximate Gross Internal Area
## 2300 sq ft (214 sq m)

Disclaimer: Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, indepentent investigation of the property in respect of monetary valuation.
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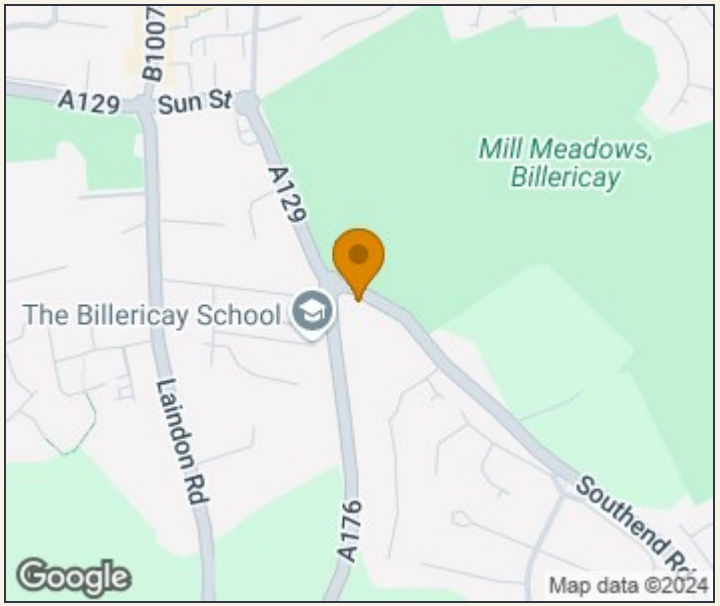


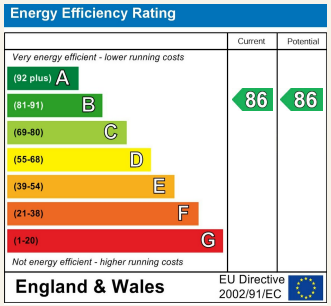

Second Floor




Ground Floor

First Floor




**VIEWING:** Strictly by prior arrangement with Ashton White Estate Agents.

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