Quirks

Quirk & Partners®

39 Quilters Drive, Billericay, CM12 9YE

Guide Price £515,000

- THREE BEDROOMS
- SOUGHT AFTER LOCATION
- THREE RECEPTION ROOMS
- DRIVEWAY FOR TWO CARS
- QUILTERS SCHOOL CATCHMENT
- DETACHED HOUSE
- NO ONWARD CHAIN
- INTEGRATED GARAGE
- STONES THROW FROM HIGH STREET
- GOOD SIZED GARDEN

108a High Street, Billericay, Essex, CM12 9BY
01277 626 541
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Tucked away within a quiet cul-de-sac in a sought-after location close to Billericay High Street and well-regarded local schools, this three-bedroom detached home presents an excellent opportunity for buyers looking to modernise and add value. Offered for sale with NO ONWARD CHAIN, the property offers spacious and versatile accommodation throughout. The ground floor comprises an entrance hall with ground floor W.C, a lounge featuring an untested fireplace and useful understairs storage cupboard, a separate dining room and a conservatory overlooking the south-facing, completely unoverlooked rear garden. The kitchen requires updating and leads to a study, which provides internal access to the integrated garage, offering potential for conversion subject to the necessary consents. To the first floor are two well-proportioned double bedrooms, with the principal bedroom benefiting from built-in storage, along with a good-sized third single bedroom. The family bathroom also offers scope for refurbishment. Externally, the property benefits from front and rear garden space, with excellent privacy to the rear.

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Council Tax Band: E

Entrance Hall
6'0 x 6'0

Downstairs W.C
6'0 x 2'8

Lounge
15'4 x 12'9

Dining Room
10'9 x 8'5

Study / Third Reception Room
13'1 x 8'6

Conservatory
11'8 x 9'8

Landing
6'4 x 5'9

Bedroom One
13'1 x 9'10

Ensuite
9'1 x 2'8

Bedroom Two
10'3 x 9'4

Bedroom Three
10'3 x 6'3

Family Bathroom
6'2 x 6'0

South Facing Garden

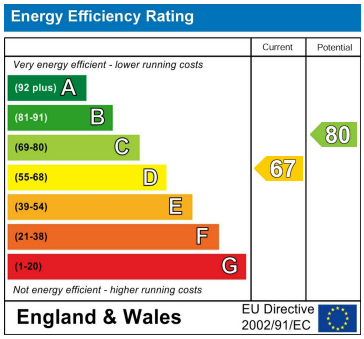
Integrated Garage
17'6 x 7'8

Viewings

Viewings by arrangement only. Call 01277 626 541 to make an appointment.

EPC Rating:

D



Ground Floor
Area: 75.4 m² ... 812 ft²

1st Floor
Area: 39.2 m² ... 422 ft²

Total Area: 114.6 m² ... 1234 ft²

Whilst every effort has been made to ensure accuracy,
measurements of doors, windows and other items are approximate and no responsibility is taken for any error, omission or mis statement.
This plan is for illustrative purposes and so only be used as such.

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