

# ParaBar Estates



## Bellevue Road, Billericay

Offers Over £800,000

- SOUGHT AFTER LOCATION
- TWO GOOD SIZE RECEPTIONS
- SECLUDED SOUTH FACING GARDEN
- 0.5 MILE TO HIGH STREET
- DETACHED
- CLOAKROOM
- GARAGE
- FOUR DOUBLE BEDROOMS
- QUILTERS CATCHMENT
- 0.6 MILE TO STATION

106 High Street, Billericay, Essex, CM12 9BY  
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www.parabar.co.uk



# Bellevue Road, Billericay

\* SOUGHT AFTER LOCATION \* DETACHED \* FOUR DOUBLE BEDROOMS \* TWO GOOD SIZE RECEPTIONS \* GROUND FLOOR CLOAKROOM  
\* QUILTERS CATCHMENT \* SECLUDED SOUTH FACING GARDEN \* GARAGE \* 0.6 MILE TO STATION \* 0.5 MILE TO HIGH STREET \* This spacious family home is situated in a prime location, has been lovingly maintained by the current owners & benefits from : four double bedrooms, two good size receptions & private south facing garden. Council tax band F



Council Tax Band: F



## **PORCH**

### **ENTRANCE HALL**

17'9" x 6'9"

### **DINING ROOM**

14'6" x 12'4" ( into bay)

Open in to lounge area

### **LOUNGE**

18'0" x 14'8"

Semi open plan into dining room

### **KITCHEN**

11'8" x x 9'8"

### **CLOAKROOM**

## **FIRST FLOOR**

### **MASTER BEDROOM**

14'6" x 10'0"

### **BEDROOM TWO**

12'4" x 10'10"> 7'11"

Eves cupboard

### **BEDROOM THREE**

10'0" x 9'8"

Slide robes

### **BEDROOM FOUR**

10'10" x 8'4"

Built in cupboard, slide robes

### **BATHROOM**

8'10" x 5'8"

## **LOFTROOM**

### **GARAGE**

17'3" x 8'11"

### **EXTERNAL**

Front: driveway, side access, access to garage

Rear: Patio area, secluded South facing garden.





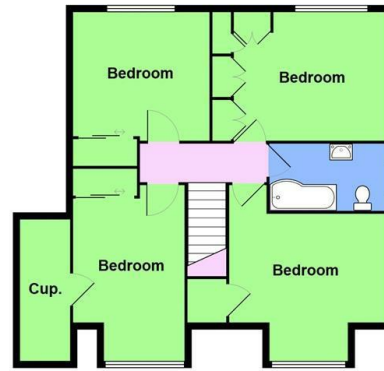


## ParaBar Estates

**Ground Floor**  
Area: 80.6 m<sup>2</sup> ... 868 ft<sup>2</sup>

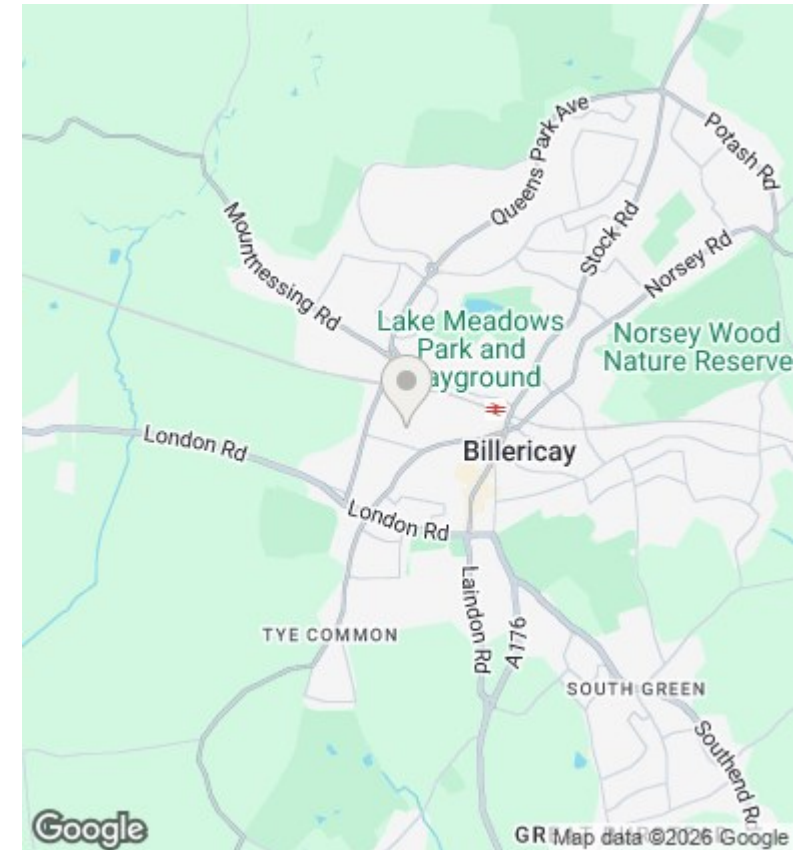


**1st Floor**  
Area: 62.7 m<sup>2</sup> ... 675 ft<sup>2</sup>



**Total Area: 143.3 m<sup>2</sup> ... 1543 ft<sup>2</sup>**

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 to be used as such.



## Directions

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## Viewings

Viewings by arrangement only. Call 01277 65 65 63 to make an appointment.

## Council Tax Band

F

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		82
(69-80) <b>C</b>	70	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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