









15 Jackdaw Close, Billericay, CM11 2PH

Best And Final Offers £425,000

- SOUTH FACING GARDEN
- NO ONWARD CHAIN
- PORCH & HALLWAY
- CLOSE TO SCHOOLS
- TWO RECEPTION ROOMS

- GARAGE & PARKING
- EXTENDED GROUND FLOOR
- NEARBY MILL MEADOWS
- THREE BEDROOMS
- CUL-DE-SAC LOCATION

15 Jackdaw Close, Billericay CM11 2PH

Situated in a quiet cul-de-sac position on the popular Birds Development, is this extended three bedroom, semi-detached family home with a South facing rear garden, offered for sale with NO ONWARD CHAIN. The accommodation includes an entrance porch with double doors to the sizeable hallway, with under stairs storage, leading to the fitted kitchen, with side door access, integrated oven & grill, four ring gas hob, sink/drainer and a range of free standing appliances available under separate negotiation. In addition is a Glow Worm, combination gas boiler, installed in 2022, with extended 10 year warranty. To the front aspect is a family room with double doors leading to the bright and spacious living / dining room, with feature fireplace and double glazed, sliding patio doors, to the garden. There is potential to make an open plan kitchen / living space if required. The first floor offers three bedrooms all with wardrobes available and a family bathroom serving these rooms, which includes a three piece suite, with panelled bath, shower above, low level W.C and vanity unit wash hand basin. Externally there is the advantage of an independent driveway leading to the 20ft long garage, with power and lighting, up and over doors to the front and back, creating excellent access to the patio area and un-overlooked rear garden. This superb location, provides easy access to the Mill Meadow Nature Reserve, with an access gate at the end of the Cul-de-sac, making Billericay High Street & Mainline Railway Station, in walking distance, along with nearby shops and schools.







Council Tax Band: D







ENTRANCE PORCH

6'9" x 3'4"

HALLWAY

13'7" x 5'9"

KITCHEN

10'9 x 8'0"

FAMILY ROOM

12'10 x 10'7"

DINING AREA

10'10" x 8'6"

LIVING ROOM

16'5 x 10'10"

FIRST FLOOR LANDING

8'5 x 6'4"

BEDROOM ONE

12'8 x 10'1"

BEDROOM TWO

10'5 x 9'3"

BEDROOM THREE

6'7 x 6'5

FAMILY BATHROOM

12'10 x 10'7"

SOUTH FACING REAR GARDEN

37" x 25"

GARAGE

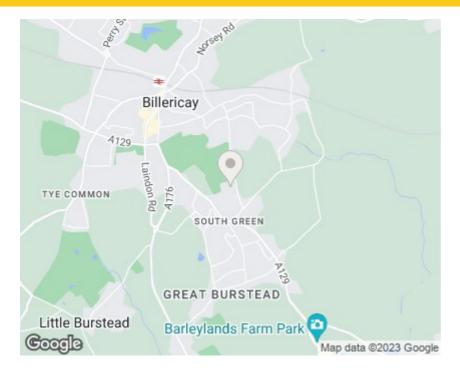
20'10 x 7'5"









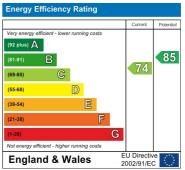


Viewings

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

EPC Rating:

C



GROUND FLOOR 725 sq.ft. (67.3 sq.m.) approx. 1ST FLOOR 382 sq.ft. (35.5 sq.m.) approx.



TOTAL FLOOR AREA: 1107 sq.ft. (102.8 sq.m.) approx.

This floor plan is for illustrative purposes only. All representations including measurements, doors, windows and fixtures are approximate and NOT TO SCALE. The total floor are includes all floor space associated with the property included and so that the special special confirmed as included or testor.

All the confirmed as included or testor.

Make with Metropic CO203.