







Offered for sale with NO UPPER CHAIN is this spacious two bedroom DETACHED BUNGALOW situated on a generous and well-maintained plot within the popular village of BRICKET WOOD. The property is situated close to excellent amenities, reputable local schools and excellent transport links, including the M1 & M25.

**Guide Price: £600,000**

The accommodation comprises an entrance hall, two double bedrooms, spacious living/dining room, kitchen, conservatory and cloak/shower room. Outside, the driveway provides off road parking with access to a garage and side access to a well-maintained rear garden.

This property is being sold on behalf of a corporate client. It is marketed subject to obtaining the grant of probate and must remain on the market until contracts are exchanged. As part of a deceased's estate it may not be possible to provide answers to the standard property questionnaire. Please refer to the agent before viewing if you feel this may affect your buying decision.

EPC Rating: TBC  
Council Tax Band: E









Entrance Hall

Living Room 7.53m x 5.86m (24'8" x 19'3").

Kitchen 4.70m x 3.02m (15'5" x 9'11").

Bedroom 1 4.10m x 3.60m (13'5" x 11'10").

Bedroom 2 4.10m x 3.18m (13'5" x 10'5").

Shower Room

Conservatory 3.12m x 2.85m (10'3" x 9'4").

Garden

Garage 5.10m x 2.48m (16'9" x 8'2").











**PLEASE NOTE**

These particulars do not constitute an offer or contract in whole or in part. Please note that these details have been prepared for prospective purchasers as a general guide. We have endeavoured to be accurate in their preparation, but any intending purchaser should not rely on them as statements or representations of fact. In respect of the floor plans, these are for illustrative purposes only and room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore may include cupboards/shelves, etc. No responsibility is taken for any error. Accordingly they should not be relied upon for carpets and furnishings. The services, systems and appliances at the property have not been tested and no guarantee as to their operability or efficiency can be given.



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