



Woodland View, Riseway, Shenfield

Shenfield

Guide Price £1,250,000



## Woodland View, Riseway

Shenfield

Council Tax band: TBD

Tenure: Freehold

- Brand new family home
- Four double bedrooms
- Hand made modern kitchen with island and integrated appliances
- Shenfield station and shopping Broadway is just 1.5 miles away
- Bi-fold doors to garden
- Private landscaped garden with spacious patio
- Walk-in shower and modern freestanding bath
- Built-in bespoke wardrobes and ample storage
- Integrated garage and off-road parking for numerous vehicles
- No onward chain





**Entrance Hall**  
16' 5" x 8' 10" (5.00m x 2.70m)

**Wc**

**Living Room**  
14' 5" x 11' 10" (4.40m x 3.60m)

**Kitchen/Dining Room**  
24' 7" x 21' 0" (7.50m x 6.40m)

**Office**  
9' 10" x 7' 1" (3.00m x 2.15m)

**Utility Room**  
9' 10" x 7' 3" (3.00m x 2.20m)

**Plant Room**  
9' 10" x 3' 3" (3.00m x 1.00m)

**Bedroom 1**  
14' 1" x 13' 5" (4.30m x 4.10m)

**En-Suite**  
7' 5" x 6' 1" (2.25m x 1.85m)

**Bedroom 2**  
14' 1" x 11' 2" (4.30m x 3.40m)

**Bedroom 3**  
14' 1" x 6' 7" (4.29m x 2.00m)

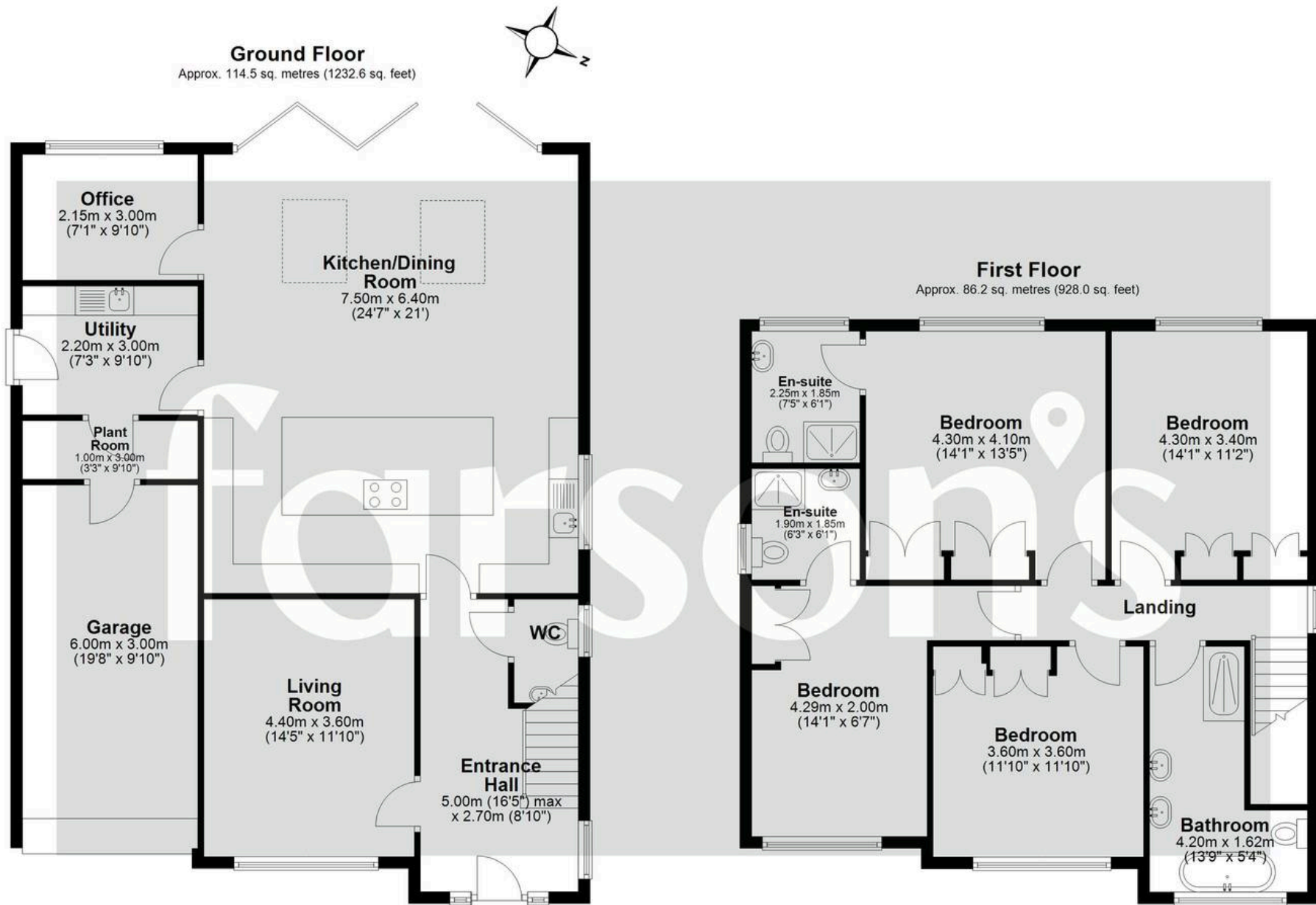
**En-Suite**

**Bedroom 4**  
11' 10" x 11' 10" (3.60m x 3.60m)

**Bathroom**

**Garage**  
19' 8" x 9' 10" (6.00m x 3.00m)





Total area: approx. 200.7 sq. metres (2160.5 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.

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**Riseway (L)**