

THOMAS BROWN

ESTATES

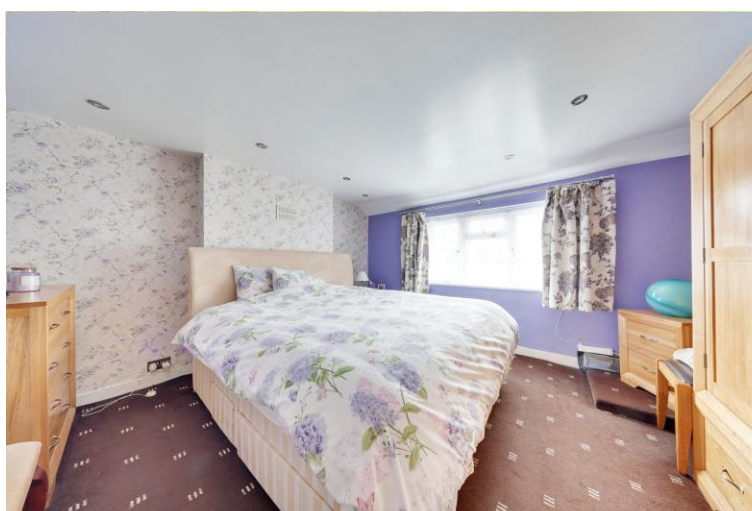


56 Station Road, Halstead, TN14 7DJ

Asking Price: £578,000

- 3 Bedroom, 2 Reception Room Detached House
- Highly Sought After Halstead Village
- Fantastic Views to Front Overlooking Local Playing Fields
- No Forward Chain, On Road Parking





Property Description

Thomas Brown Estates are delighted to present this rarely available three bedroom detached home, ideally located in the heart of the highly sought after Halstead Village. Offered to the market with no forward chain, the property enjoys fantastic views to the front overlooking local playing fields.

The accommodation comprises a spacious 21'7 lounge, a separate dining room, and a modern fitted kitchen on the ground floor.

Upstairs, the first floor offers three well-proportioned bedrooms and a generously sized shower room.

Externally, the property benefits from a garden to the side, ideal for entertaining and alfresco dining, along with ample on road parking. There is also a dropped kerb to the rear of the garden, offering the potential to create off street parking or a driveway, subject to the relocation of the existing workshop.

Halstead and the surrounding villages are perfect for buyers seeking a charming semi-rural lifestyle, offering a selection of popular local pubs, well regarded schools, and convenient access to transport links including the M25.

Early viewing is highly recommended to fully appreciate the location on offer.

Please contact Thomas Brown Estates to arrange your viewing appointment



DINING ROOM

11' 11" x 10' 08" (3.63m x 3.25m) Double glazed door and double glazed window to front, laminate flooring, radiator.

LOUNGE

21' 07" x 12' 11" (6.58m x 3.94m) Feature fireplace, double glazed window to front and rear, laminate flooring, radiator.

KITCHEN

11' 02" x 8' 02" (3.4m x 2.49m) Range of matching wall and base units with worktops over, sink and drainer, integrated oven, integrated gas hob, integrated undercounter fridge, integrated undercounter fridge, integrated microwave, double glazed window to rear, double glazed opaque door to side.

STAIRS TO FIRST FLOOR LANDING

Carpet.

BEDROOM 1

13' 0" x 12' 0" (3.96m x 3.66m) Double glazed window to front, carpet, radiator.

BEDROOM 2

12' 10" x 8' 04" (3.91m x 2.54m) Double glazed window to rear, carpet, radiator.

BEDROOM 3

12' 01" x 7' 11" (3.68m x 2.41m) Double glazed window to front, carpet, radiator.

SHOWER ROOM

Low level WC, wash hand basin, double shower cubicle, space for washing machine, double glazed window to rear, tile effect flooring, radiator.

OTHER BENEFITS INCLUDE:

GARDEN

44' 0" x 42' 0" (13.41m x 12.8m) Patio area with rest laid to lawn, workshop with power and light, side access. There is a dropped kerb to the rear of the garden, offering the potential to create off street parking or a driveway, subject to the relocation of the existing workshop.

FRONT

Flowerbeds, on road parking.

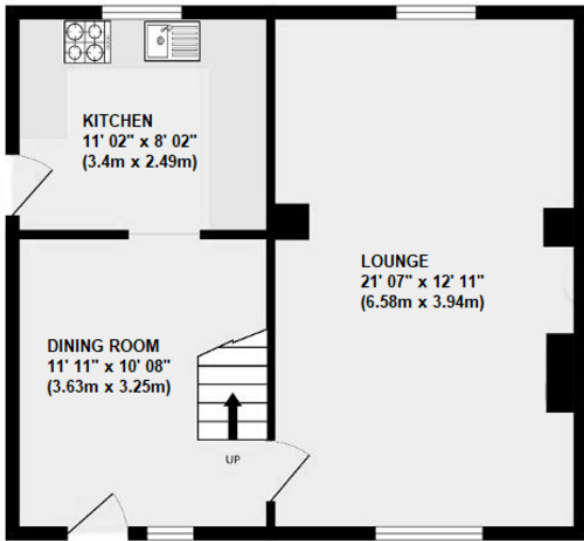
DOUBLE GLAZING

CENTRAL HEATING SYSTEM

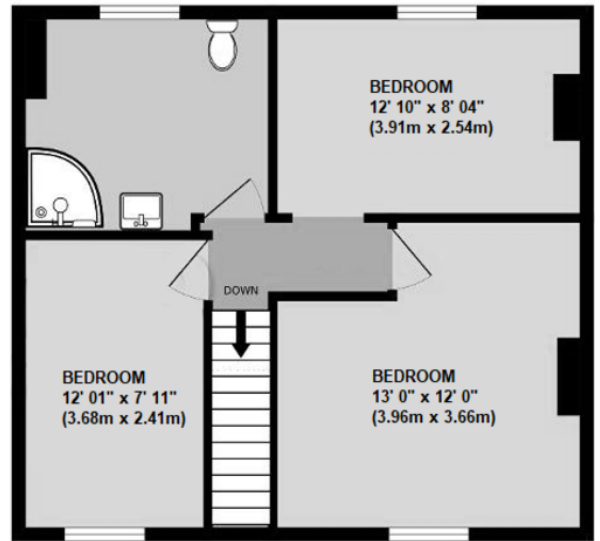
NO FORWARD CHAIN



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Council Tax Band: E

Tenure: Freehold

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C		75
(55-68) D		
(39-54) E	49	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

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Thomas Brown Estates have not tested the equipment or central heating system mentioned in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition.

Measurements: Great care is taken when measuring, but measurements should not be relied upon for ordering carpets, equipment, etc.

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Registered Office: Lawrence & Co, 94 Brook Street, Erith, DA8 1JF. Registered in England no. 6048974

285 High Street
Orpington
Kent
BR6 0NN

www.thomasbrownestates.co.uk
sales@thomasbrownestates.co.uk

01689 884444

Telephones Manned:
Mon-Fri: 8am – 8pm
Sat: 8am – 5pm
Sun: 10am – 4pm

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