



**Bindoo, Jaspers Green, Shalford, Braintree, CM7 5AX**

**welcome to**

**Bindoo, Jaspers Green, Shalford, Braintree**

William H Brown presents a superbly extended detached family home in the sought-after village of Jasper's Green. Set on a generous plot, this elegant property offers spacious living throughout — a rare chance to secure a standout home in a stunning village!



### Hallway

Double glazed window to side aspect, Under stairs cupboard. Covered radiator. Stairs to first floor. Door leading to:-

### Lounge

16' x 13' 1" into bay ( 4.88m x 3.99m into bay )  
Double glazed bay window to front aspect. Covered radiator. Feature fireplace (not tested)

### Study Area

8' 4" x 9' 3" ( 2.54m x 2.82m )  
Covered radiator.

### Dining Area

10' 8" x 11' 7" ( 3.25m x 3.53m )  
Double glazed window to side aspect. Double glazed French doors to rear garden. Three radiators.

### Kitchen / Diner

21' x 10' 3" + recess ( 6.40m x 3.12m + recess )  
Double glazed window to rear aspect. Range of matching base and eye level units with work surface over incorporating a one and a half ceramic sink drainer with hot and cold mixer taps. Space for range cooker. Overhead extractor fan. Space for fridge freezer. Plumbing and space for dishwasher and washing machine. Two storage cupboards.

### Boot Room

Door to rear garden. Double glazed window to side aspect.

### Cloakroom

Low level WC. Wall mounted hand wash basin. Heated towel rail. Cupboard housing boiler.

### First Floor Landing

Double glazed window to side aspect.

### Bedroom One

11' 7" x 10' 6" ( 3.53m x 3.20m )  
Double glazed window to side and rear aspect. Radiator.

### En-Suite

Obscure double glazed window to rear aspect. Double walk in shower cubicle. Vanity hand wash basin. Low level WC. Radiator.

### Dressing Room

11' 7" x 6' 2" ( 3.53m x 1.88m )  
Built in cupboards,

### Bedroom Two

8' 4" x 13' 4" + recess ( 2.54m x 4.06m + recess )  
Double glazed window to front aspect. Radiator. Built in cupboards.

### Bedroom Three

17' 4" x 8' 4" + recess extending to ( 5.28m x 2.54m + recess extending to )  
Double glazed window to side aspect. Radiator. Cupboard housing hot water tank.

### Bedroom Four

9' 8" x 7' 7" ( 2.95m x 2.31m )  
Double glazed window to front and side aspect. Radiator. Door leading to Bedroom One.

### Bathroom

Panel enclosed bath with overhead shower. Low level WC. Pedestal hand wash basin. Heated towel rail. Tiled walls.

### Exterior

The rear garden has been substantially extended. Mainly laid to lawn. Enclosed by fencing. Summer house. Shed. Greenhouse. Mature trees and shrubs.

### Garage

19' 7" x 8' 8" ( 5.97m x 2.64m )  
Integral garage with up and over door. Power and lighting.



***view this property online*** [williamhbrown.co.uk/Property/BTR109708](http://williamhbrown.co.uk/Property/BTR109708)



welcome to

## Bindoo, Jaspers Green, Shalford, Braintree

- Three / Four Bedrooms
- Detached Family Home
- Spacious Accommodation
- Sought After Village Location
- Ample Off Road Parking

Tenure: Freehold EPC Rating: D  
Council Tax Band: D

**£765,000**



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



**view this property online** [williamhbrown.co.uk/Property/BTR109708](http://williamhbrown.co.uk/Property/BTR109708)



Property Ref:  
BTR109708 - 0007

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



**01376 320018**



[braintree@williamhbrown.co.uk](mailto:braintree@williamhbrown.co.uk)



51-53 High Street, BRAINTREE, Essex, CM7 1JX



**[williamhbrown.co.uk](http://williamhbrown.co.uk)**

Please note the marker reflects the  
postcode not the actual property