



75 De Vigier Avenue, Saffron Walden
CB10 2AY



ARKWRIGHT & CO
RESIDENTIAL & COMMERCIAL AGENTS

75 De Vigier Avenue

Saffron Walden | Essex | CB10 2AY

Guide Price £450,000

- A superb two bedroom detached bungalow
- Renovated throughout by the current owners
- Good size south facing rear garden
- Outbuilding/studio
- Detached garage and off-road parking
- Offered with no upward chain

The Property

An immaculate two bedroom detached bungalow nestled in a desirable residential area of Saffron Walden, this beautifully presented home offers a perfect blend of modern living and convenience. Recently updated to an exceptional standard, with a detached garage, ample off-road parking and a private rear garden.

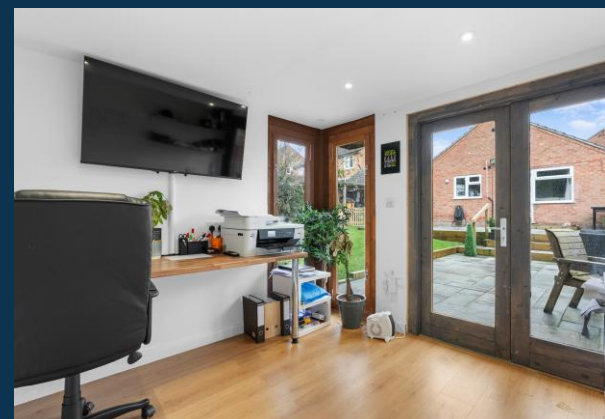
The Setting

De Vigier Avenue is conveniently situated to the North of Saffron Walden town centre offering ease of access to local schooling, recreational facilities and the variety of shops and amenities that Saffron Walden has to offer to include a twice weekly market, a selection of independent retailers and Waitrose and Tesco stores. There are a number of schools including R A Butler, St Thomas Moore and Saffron Walden County High School which is now an Academy School. For the commuter Audley End Station is within 4 miles which provides a regular service to London's Liverpool Street in approximately 55 minutes and Tottenham Hale approximately 30 mins for the Victoria Line. Alternatively, the M11 can be accessed at junction 8 & 9. Stansted Airport is within 19 miles and Cambridge within 15 miles to the North.

The Accommodation

In detail the property comprises a bright and airy entrance hall with built in storage cupboard and doors to the adjoining rooms. The spacious lounge/dining area is enhanced by natural light streaming through large windows and a patio door, seamlessly connecting the indoors to the beautifully maintained rear garden. The superb kitchen has been thoughtfully designed with a matching range of eye and base level units with wooden worksurface over and sink unit incorporated. There is an integrated electric hob and oven with space for appliances. Dual-aspect windows provide a pleasant outlook.

Bedroom one is a good size double room with window to front aspect. Bedroom two is a double bedroom with window to front aspect. The stylish family bathroom comprises a panelled bath with shower attachment over, W.C, vanity wash hand basin and heated towel rail.





Outside

The front of the property is a block paved driveway providing ample off-road parking, there is also an additional driveway in front of the detached garage which has power and lighting connected plus loft space. The rear south facing garden is predominantly laid to lawn with a patio area providing an ideal space for alfresco dining. In addition, an outbuilding is currently utilised as office which has power and heating.

Services

Mains electric, water and drainage are connected. Gas fired central heating. Ultrafast broadband is available and mobile signal is likely.



Tenure – Freehold

Property Type – Detached

Property Construction – Brick with tiled roof

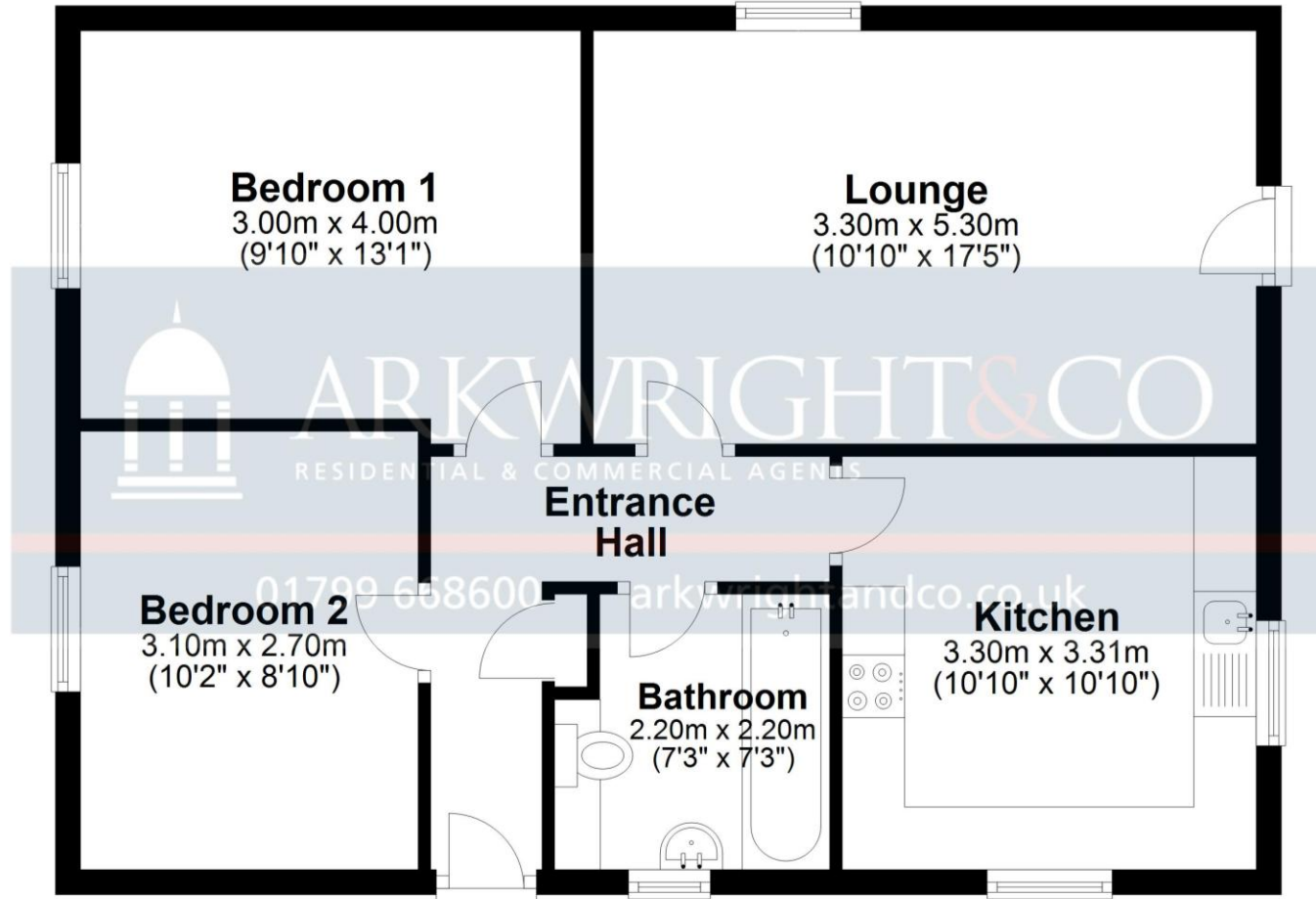
Local Authority – Uttlesford District Council

Council Tax– C



Floor Plan

Approx. 61.6 sq. metres (662.6 sq. feet)



Total area: approx. 61.6 sq. metres (662.6 sq. feet)

Floor plan for guidance only
Plan produced using PlanUp.

Agents Notes: All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure.



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