



9 Gilbey Green, Newport
CB11 3RS



ARKWRIGHT & CO
RESIDENTIAL & COMMERCIAL AGENTS

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Newport | Essex | CB11 3RS

Guide Price £815,000

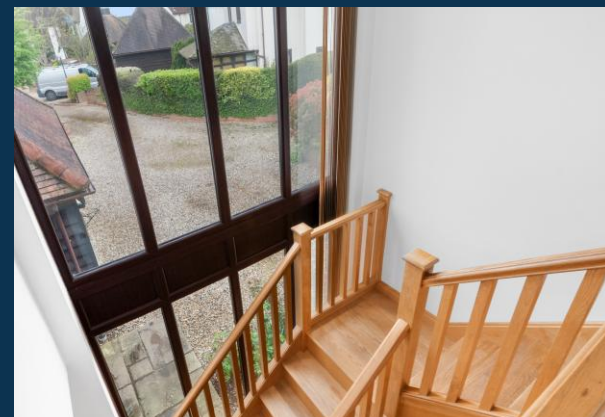
- A substantial four-bedroom, two bathroom detached home with accommodation extending to 2,120 sqft
- Three reception rooms and a study
- Beautifully presented throughout
- Generous kitchen with separate utility room
- Superb principal bedroom with walk in wardrobe and four-piece ensuite
- Three further double bedrooms
- Ample off road parking
- A beautiful, part walled rear garden with church views
- Highly desirable, private cul-de-sac
- A popular village location within walking distance of amenities, primary and secondary schools
- Offered with no upward chain
- EPC: C

The Property

A superb four-bedroom, two bathroom detached family home, quietly positioned within a sought-after cul-de-sac in the heart of Newport. This handsome family home offers light-filled, versatile accommodation complemented by a private garden, ample off-road parking and excellent access to village amenities and the mainline station. Offered with no upward chain.

The Setting

Newport is an attractive, well served and much sought-after village less than 4 miles south of the historic medieval market town of Saffron Walden, featured in the Sunday Times 2025 "Best Places to Live" selection. Newport village has a mainline station providing direct and frequent rail services to London Liverpool Street and central London (1 hour journey time) and Cambridge (24 minutes journey time). Rail stations at Audley end and Stansted Mountfitchet are also just a few minutes' drive away. In addition to excellent rail links, the village also benefits from regular bus services to several surrounding locations such as Saffron Walden and Bishops Stortford. Stansted airport is 8.6 miles away. The M11 can be accessed at Junction 8, Bishops Stortford, 10 miles away. In addition to great connections, the village also has a highly rated primary school, Newport Primary School and a successful secondary school, Joyce Frankland Academy. County High School in Saffron Walden is also within easy reach being just 3.5 miles away. In addition to 2 public houses and an Indian restaurant, Newport is also served by a GP surgery, pharmacy, general store and post office, baker, hairdresser, barber, beauty salon, nursery, florist, 2 churches and 2 garages. Waitrose, Tesco, and Aldi supermarkets are





all within a 10-minute drive. Centered around an architecturally rich and varied historic high street, Newport village is surrounded by countryside and offers a wide range of scenic walks, many of which feature on the Saffron Trail. Other local attractions include Audley End House and the beautiful market town of Saffron Walden, a 5- minute drive away, with its quaint, unspoiled medieval houses, a wide range of independent shops and eateries, a thriving market, and a full range of amenities.

The Accommodation

In detail the ground floor is centered around a welcoming entrance hall with stairs rising to the first floor, cloakroom comprising W.C and wash hand basin, storage cupboard and doors to the adjoining rooms. There is a selection of generous reception spaces, including a formal sitting room with feature fireplace and double doors opening into the wonderful L shaped Conservatory. A wonderful space with bi folding doors opening onto the garden. A separate living room is located to the front of the property, with an extensive range of built in storage, two large windows to front aspect and access to a loft space. There is also a door to an additional store room which can be accessed from the rear garden. The contemporary kitchen has been thoughtfully fitted with sleek cabinetry and modern appliances, complemented by a separate utility room. A study provides the perfect setting for home working.



The first-floor landing benefits from a large window to the front aspect, access to the loft hatch and doors leading off to four bedrooms and family shower room. The impressive principal bedroom is a large room with window to rear aspect and a door opening into a walk-in wardrobe and stunning en suite bathroom. Comprising a walk-in shower, freestanding bath, W.C and dual wash hand basins. The second double bedroom benefits from a rear aspect window and built in storage. A third double bedroom has a large window to the rear. The fourth double bedroom has a large window to the front aspect.

The family shower room comprises walk in shower, W.C, wash hand basin and heated towel rail.

Outside

The property sits in an attractive residential cul-de-sac, with a driveway providing off-street parking for several vehicles. The rear garden is laid mainly to lawn with a variety of well stocked beds and borders. A patio area set off the rear of the property, provides excellent space for outside entertaining and an additional decking area is ideal for alfresco dining.

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

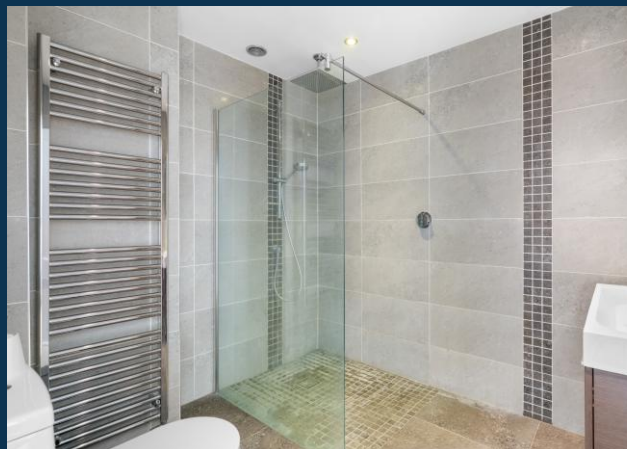
Property Construction — Brick built with tiled roof

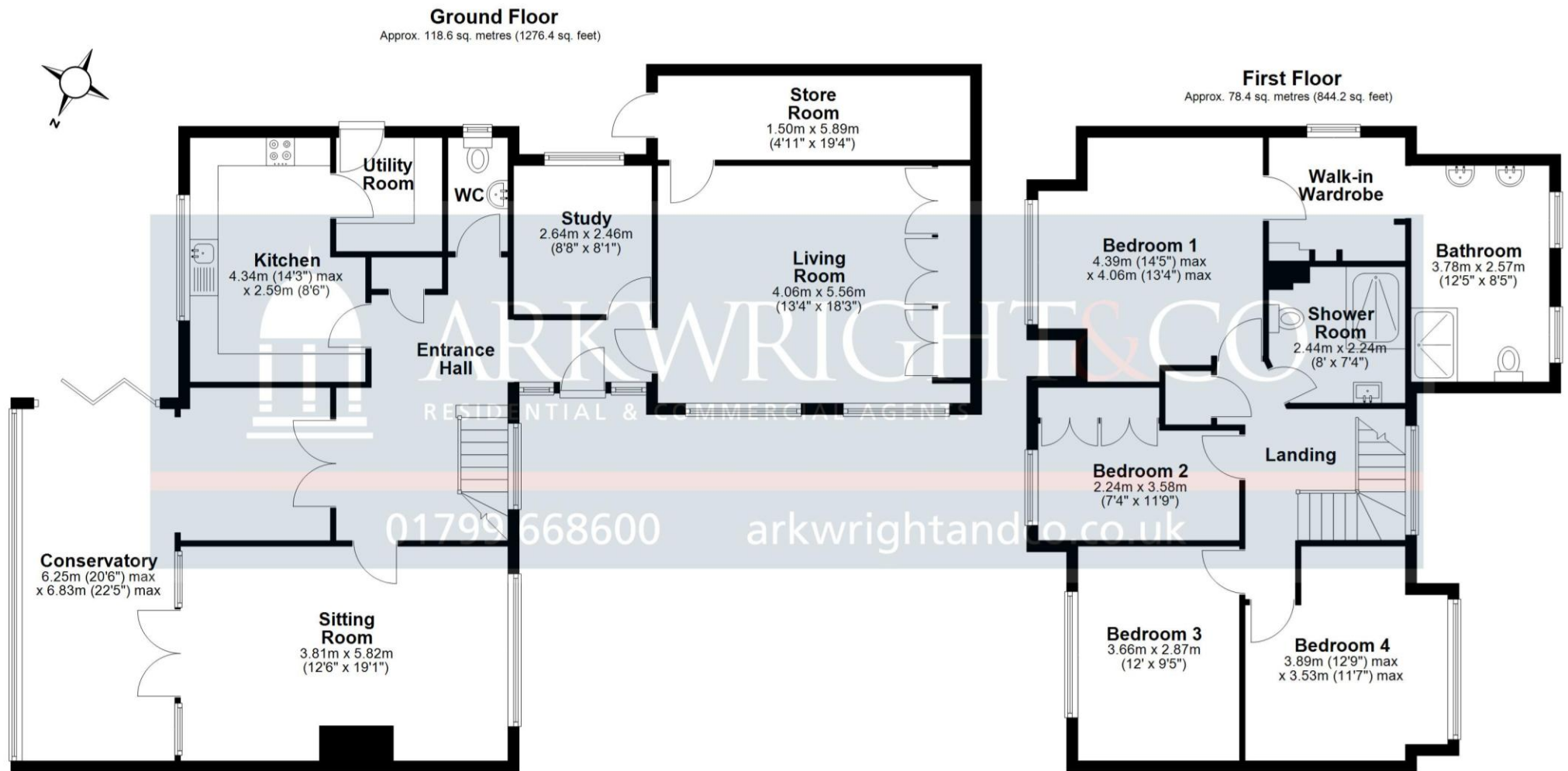
Local Authority — Uttlesford District Council

Council Tax — G









Total area: approx. 197.0 sq. metres (2120.6 sq. feet)

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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