



16A Peaslands Road, Saffron Walden
CB11 3EF



ARKWRIGHT & CO
RESIDENTIAL & COMMERCIAL AGENTS

16A Peaslands Road

Saffron Walden | Essex | CB11 3EF

Guide Price £575,000

- A two bedroom, two bathroom detached bungalow built in 2024
- Superb open plan kitchen/living/dining room
- Principal bedroom with en-suite
- Secure, gated entrance with ample off-road parking
- A plot extending to 0.19 of an acre
- Ideally located within walking distance of the town centre
- Detached garage
- Offered with no upward chain

The Property

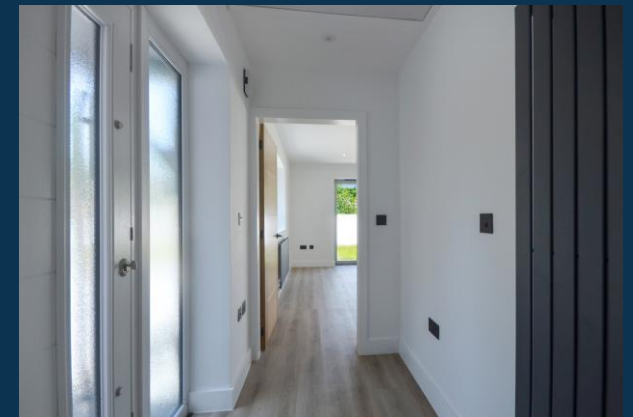
A stunning two bedroom, two bathroom detached new build bungalow, occupying a tucked away position ideally located just a short distance from Saffron Walden town centre. Benefiting from gated off road parking, garage and wrap around gardens.

The Setting

Peaslands Road in Saffron Walden is a popular residential street, ideally situated within walking distance of the town centre's many amenities. Saffron Walden offers a vibrant mix of independent shops, cafés, and restaurants, as well as a twice-weekly market, excellent schools including the Outstanding-rated Saffron Walden County High, and cultural attractions such as Saffron Hall and the Fry Art Gallery. The area is rich in green spaces, including Bridge End Garden and The Common, making it perfect for families and outdoor enthusiasts. Travel connections are strong, with Audley End station just a short drive away providing regular services to London Liverpool Street (approx. 54 minutes) and Cambridge (approx. 19 minutes), alongside convenient access to the M11 and Stansted Airport. With a blend of historic charm, modern amenities, and superb connectivity.

The Accommodation.

A welcoming entrance hall with part-glazed front door and matching obscure glazed window providing natural light. A built-in airing cupboard offers practical storage, with access to loft space above. Doors lead to the principal rooms beyond. At the heart of the property lies a superb, triple aspect open-plan kitchen and reception area, thoughtfully arranged to provide a generous room for living and dining. The kitchen is fitted with an extensive range of base and eye-level cabinetry, complemented by elegant quartz work surfaces. Appliances include a five-ring gas hob with extractor over, integrated electric oven and microwave, fridge freezer, dishwasher, and washing machine. Additional features





include a breakfast bar, stainless steel sink, and wine cooler—ideal for entertaining. Bi-folding doors open onto a private terrace, creating a seamless link between indoor and outdoor living.

The principal bedroom is a comfortable double room with a window to the front aspect and an adjoining en suite. Fitted with a modern suite comprising ceramic wash basin set into a vanity unit, WC, shower enclosure and heated towel rail. A further double bedroom enjoys views over the rear aspect, offering a peaceful retreat. The main bathroom comprises a P-shaped bath with dual shower heads over, ceramic wash basin with vanity unit beneath, WC, and a heated towel rail.

Outside

Approached via a pair of timber electric gates, the property enjoys a generous block-paved driveway providing ample off-street parking and access to a detached garage. The garage is fitted with an electric up-and-over door, power and lighting, and benefits from an EV charging point. The house itself is set well back from the road, affording a high degree of privacy. The gardens are mainly laid to lawn, complemented by a sandstone terrace – ideal for al fresco dining and entertaining.



Services

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

Tenure – Freehold

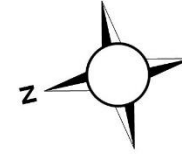
Property Type – Detached

Property Construction – Brick with rendered finish and tiled roof

Local Authority – Uttlesford District Council

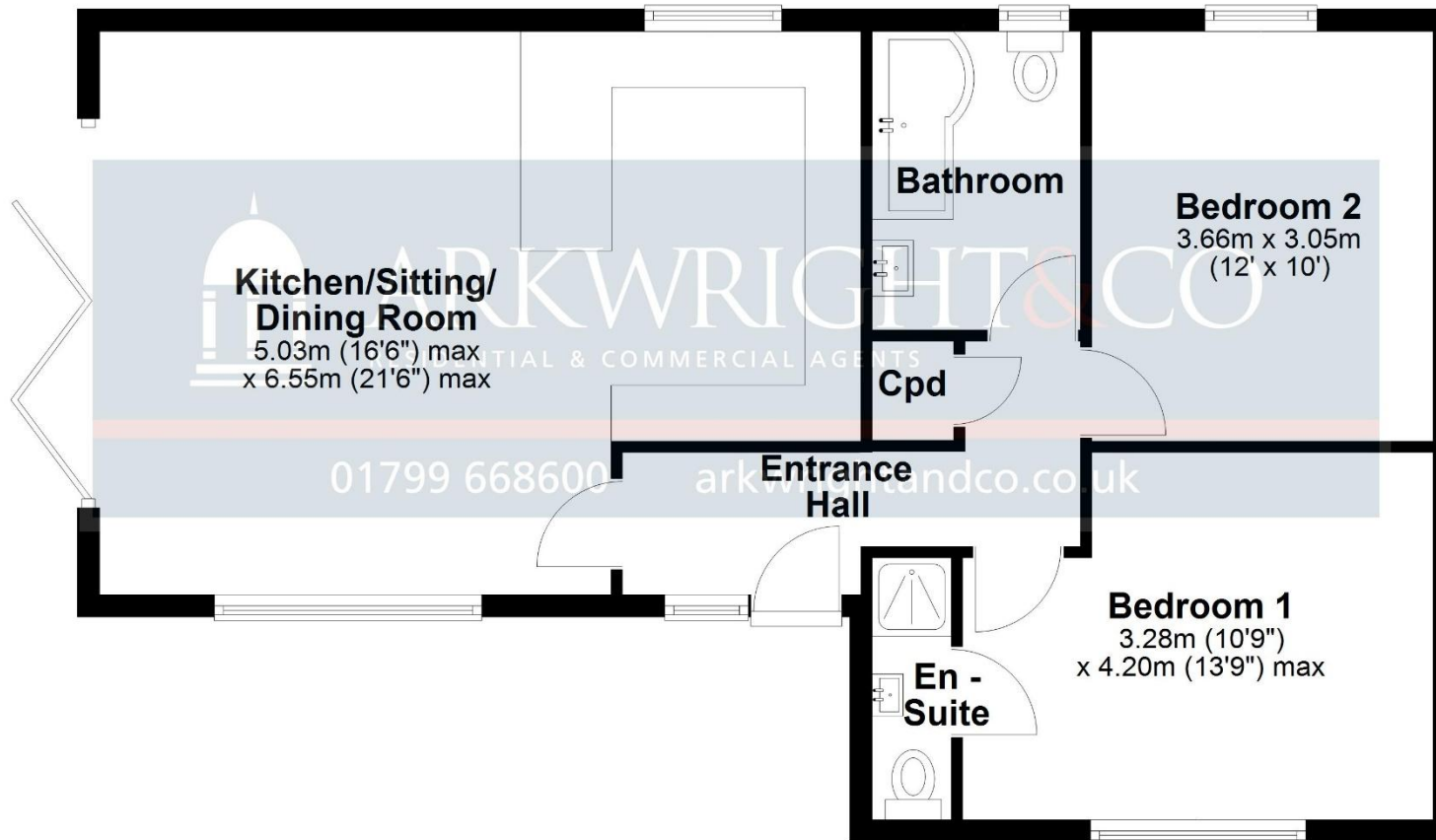
Council Tax– D





Floor Plan

Approx. 70.0 sq. metres (753.2 sq. feet)



Total area: approx. 70.0 sq. metres (753.2 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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