



Whiteditch Lane, Newport, CB11 3UD

CHEFFINS

Whiteditch Lane

Newport,
CB11 3UD

- Spacious and versatile accommodation
- 1,995 sqft
- Plot of approximately 0.5 of an acre
- Double garage & off-street parking
- Close to village amenities
- No upward chain

A spacious and versatile property set in a tucked-away location off a no-through lane, comfortably set in its own mature grounds approaching half an acre. The property is within walking distance of the local school and village amenities. Offered chain free.

4 3 3

Guide Price £750,000





LOCATION

The popular village of Newport has a range of amenities including a Church, Inns, shops, post office and excellent schools. The village has its own railway station giving commuter access to London's Liverpool Street and Cambridge. The market town of Saffron Walden with its excellent shopping and recreational facilities is three miles away and Bishops Stortford which also has a main line station and the M11 motorway access point (junction 8) is approximately ten miles south, also giving access to Stansted Airport.

GROUND FLOOR**ENTRANCE HALL**

Double glazed entrance door with adjoining full height double glazed panel providing a good degree of natural light, solid wood parquet flooring and staircase rising to the first floor with storage cupboard under.

SITTING ROOM

A well-proportioned, dual aspect room with a pair of deep double glazed windows enjoying views over the garden. Solid wood parquet flooring and fireplace with marble hearth and inset with decorative surround.

DINING ROOM

A well-lit reception room with double glazed windows to the front and side aspects, together with a double glazed door providing access to the adjoining terrace and garden beyond. Solid wood parquet flooring and fireplace. Glazed door to:

KITCHEN

Fitted with a range of base and eye level units with worktop space over, ceramic sink unit, hob with double oven below, space for fridge, freezer, dishwasher and washing machine. Double glazed window to the side aspect overlooking the driveway and garden and glazed stable door to:

GARDEN ROOM

Tiled flooring, double glazed windows to two aspects and a pair of double glazed doors providing views and access to the garden. Double glazed door to the front aspect providing access to the driveway and a further glazed door providing internal access to the garage.

GROUND FLOOR BATHROOM

Comprising panelled bath, pedestal wash basin, low level WC, tiled flooring and obscure double glazed window.

BEDROOM 3

A wide double glazed window to the rear aspect overlooking the garden. Pedestal wash basin and built-in wardrobe.

BEDROOM 4 / FAMILY ROOM

A versatile, multi-purpose room with double glazed window to the side aspect.

FIRST FLOOR**LANDING**

Doors to adjoining rooms.

BEDROOM 1

A well-proportioned room with wide double glazed window to the side aspect overlooking the garden, together with an extensive range of fitted bedroom furniture incorporating wardrobes, cupboards and dressing table. Glazed door to:

EN SUITE

Comprising shower enclosure, vanity wash basin with cupboards below, fitted cupboards and double glazed window to the rear aspect.

BEDROOM 2

Double glazed window to the side aspect, built-in wardrobes and a pair of doors providing access to the eaves storage area.

BATHROOM

Comprising panelled bath, low level WC, wash basin and double glazed window to the rear aspect.

DOUBLE GARAGE

Up and over door providing vehicular access from the gravelled driveway, double glazed windows to two aspects, power and lighting connected.

OUTSIDE

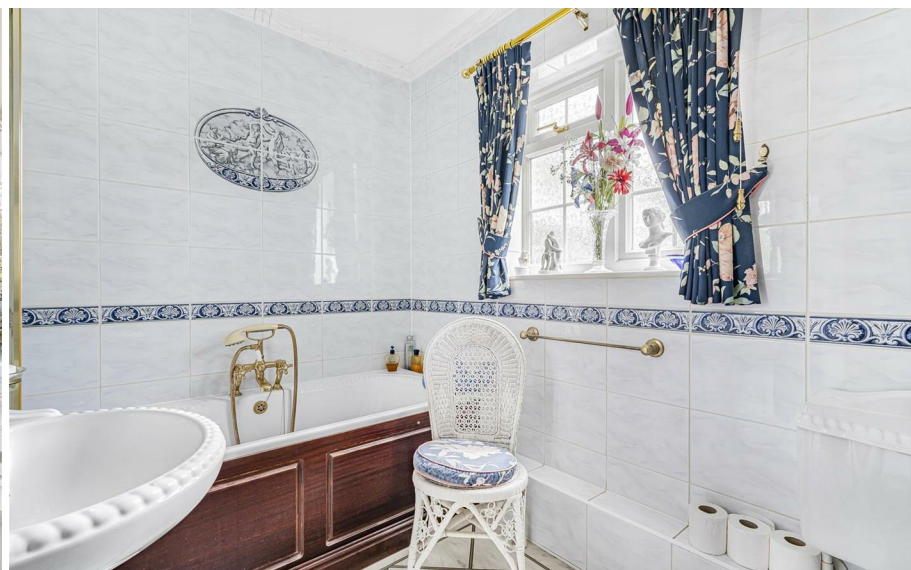
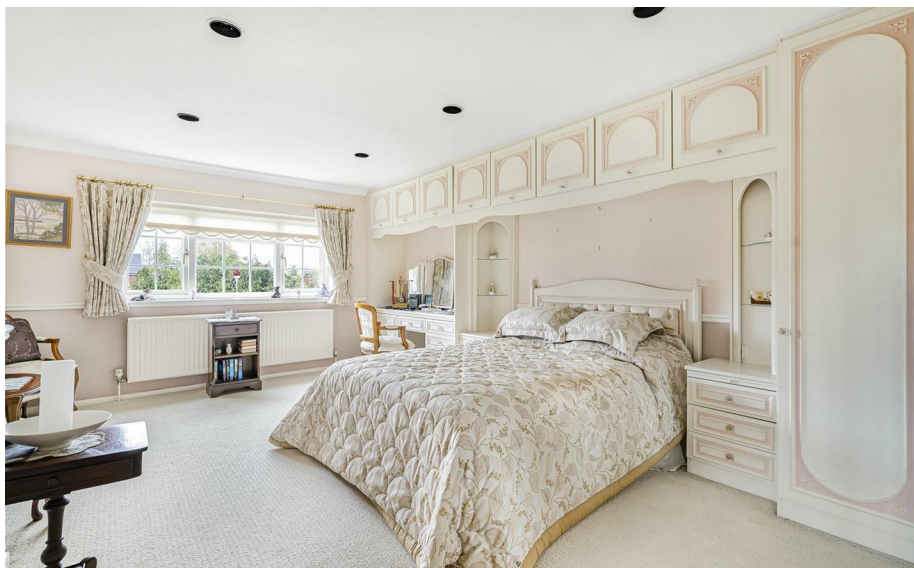
The property is set centrally in its own generous, mature plot approaching 0.5 of an acre, located in a no-through lane and well-placed within walking distance of the local schools, amenities and railway station. The property is accessed via a five bar gate opening to an extensive gravelled driveway which extends to the house and the double garage. The gardens are mainly laid to lawn with mature hedging, trees and planting and enjoy a good degree of privacy. In addition, there is a potting shed, timber storage shed and open summerhouse.

AGENT'S NOTES

For more information on this property, please refer to the Material Information brochure that can be found on our website.

VIEWINGS


By appointment through the Agents.









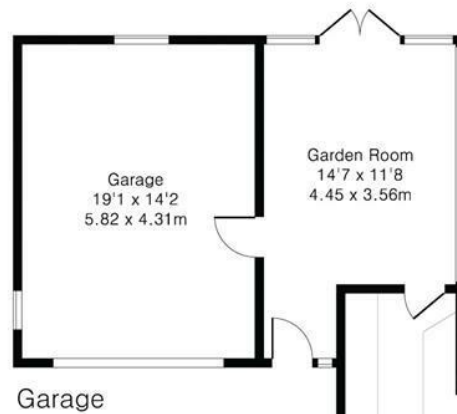
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		75
(81-91) B		
(69-80) C		
(55-68) D	55	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Guide Price £750,000
 Tenure – Freehold
 Council Tax Band – G
 Local Authority – Uttlesford





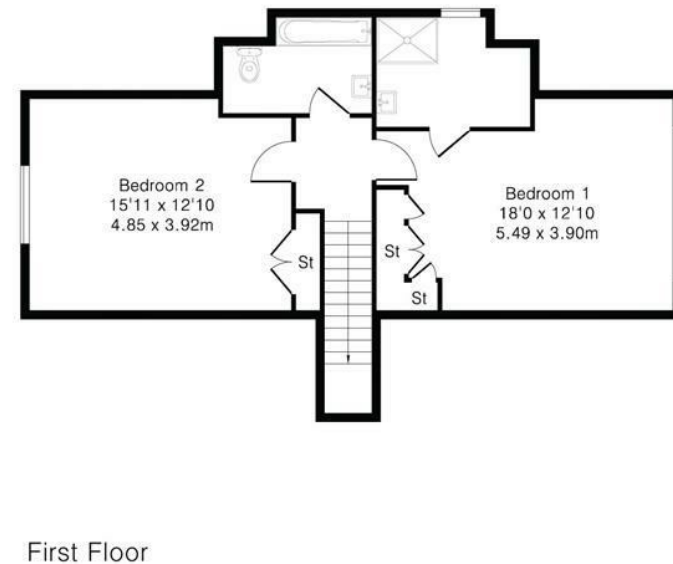


Approximate Gross Internal Area 1995 sq ft - 185 sq m

Ground Floor Area 1393 sq ft - 129 sq m

First Floor Area 602 sq ft - 56 sq m

Garage Area 270 sq ft - 25 sq m





8 Hill Street, Saffron Walden, CB10 1JD
01799 523656 | saffron-walden@cheffins.co.uk | cheffins.co.uk

