



The Elms, Great Chesterford, CB10 1QD

**CHEFFINS**



## The Elms

Great Chesterford,  
CB10 1QD

- MINIMUM OF A 12 MONTH TENANCY
- THREE BEDROOMS
- FAMILY BATHROOM & EN SUITE
- LOUNGE WITH WOODBURNER
- LANDSCAPED GARDEN
- DRIVEWAY
- GARAGE
- WALKING DISTANCE OF STATION
- MANAGED BY CHEFFINS

A stunning and spacious three bedroom detached bungalow which has been refurbished and extended to an impeccable standard. Offering spanning accommodation, bespoke fitted kitchen as well as separate utility and en suite to the master suite as well as family bathroom. Landscaped gardens as well as driveway and garage. Offered unfurnished and available now.



**£2,100 PCM**





## LOCATION

The highly regarded village of Great Chesterford provides a range of amenities including an excellent primary school, recreation ground with pavilion, local store/post office, hotel, public houses and railway station. It also has a thriving community centre, and is served by buses to Cambridge and Saffron Walden. The market town of Saffron Walden with its shopping, schooling and recreational facilities is about 4 miles south and the nearest M11 access point is within 1 mile at Stump Cross ( junction 9 south only).



## ENTRANCE HALL

An imposing high ceilinged entrance hall with Velux windows, storage cupboard with shelving, airing cupboard and cupboard housing the water tank. Doors leading through to adjoining rooms

## LOUNGE

With wood burning stove, built in media unit and doors leading through to the kitchen. French doors open out to the landscaped garden.

## KITCHEN

A beautiful bespoke kitchen with a range of base and eye level units as well as integrated oven and hob with extractor over, integrated dishwasher and fridge freezer.

## ORANGERY

Following on from the kitchen, the Orangery provides a delightful dining area and offers views over the garden.

## UTILITY ROOM

A handy addition providing additional storage as well as space and plumbing for a washing machine and tumble dryer.

## CLOAKROOM

With low level WC and wash hand basin.

## BEDROOM ONE

An impressive suite with fitted wardrobes adorning one wall as well as built in dressing table and bedside table. French doors provide access out to the garden and a sliding door leads through to the en suite.

## EN SUITE

A contemporary five piece suite comprising low level W/C, bidet, vanity unit with his and hers sinks with mirror over, bath and separate large shower cubicle with rainfall showerhead and heated towel rail.

## BEDROOM TWO

With fitted mirrored wardrobes and views over the front aspect.

## BEDROOM THREE / HOME OFFICE

With fitted shelving unit and views over the front aspect.

## BATHROOM

With three piece suite comprising low level W/C, wash hand basin, built in vanity unit housing the sink and

providing additional storage, bath with shower over. There are also built in mirrored wall hanging cupboards.

## OUTSIDE

Externally the property boasts landscaped garden to the rear with mature trees and shrubs as well as shed for storage. There is a delightful patio area and gated side access. There is driveway parking to the front as well as a further area of lawn. The garage has a power supply and houses the boiler as well as water softener.

## VIEWINGS

Strictly by appointment through the agent.

## LETTING AGENT NOTES

Holding deposit : 484.00

For more information on this property please refer to the Material Information brochure on our Website.







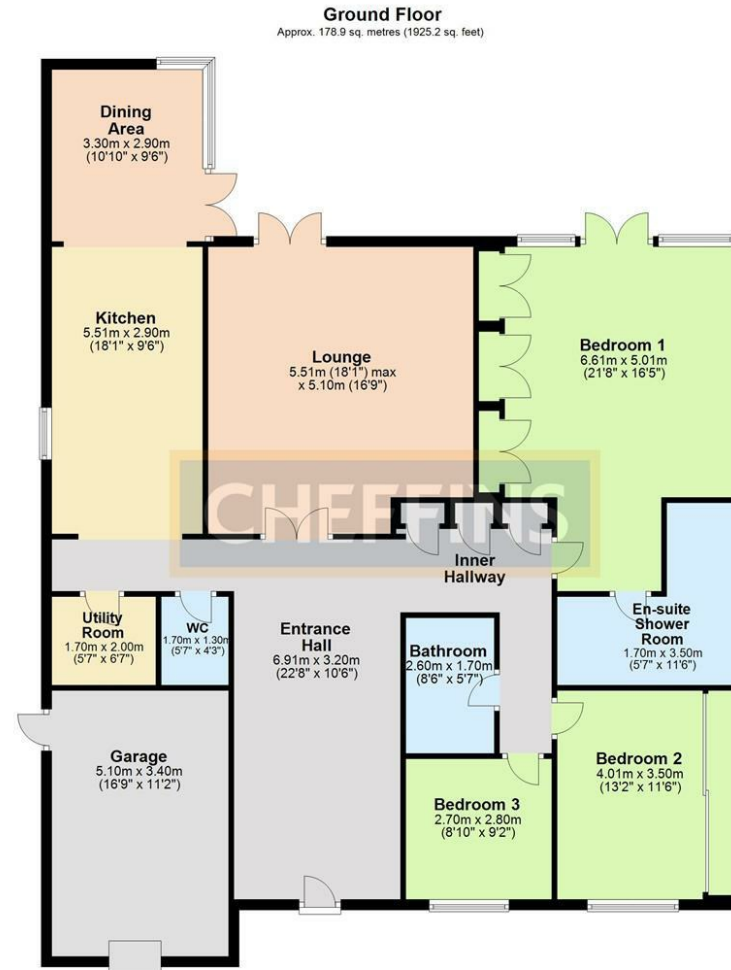


Energy Efficiency Rating		Current	Potential
Vary energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		62	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		79

£2,100 PCM

Council Tax Band - D

Local Authority - Uttlesford



Total area: approx. 178.9 sq. metres (1925.2 sq. feet)

Note: Not to scale - For guidance purposes only  
Plan produced using PlanUp.

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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.