

# DURDEN & HUNT

INTERNATIONAL



## Little Laver Road, Ongar CM5

Offers In Excess Of £1,000,000

- Grade II Listed
- Beautiful Countryside Setting
- Four Bedroom Cottage With Extension
- Garage, Barn And Carport
- Exquisite Landscaped Park Like Grounds
- Large Kitchen Diner
- Living Room With Direct Access To The Patio
- Additional Downstairs Bathroom With Shower
- Multiple Car Parking On The Property
- Believed To Be 16th Century Cottage

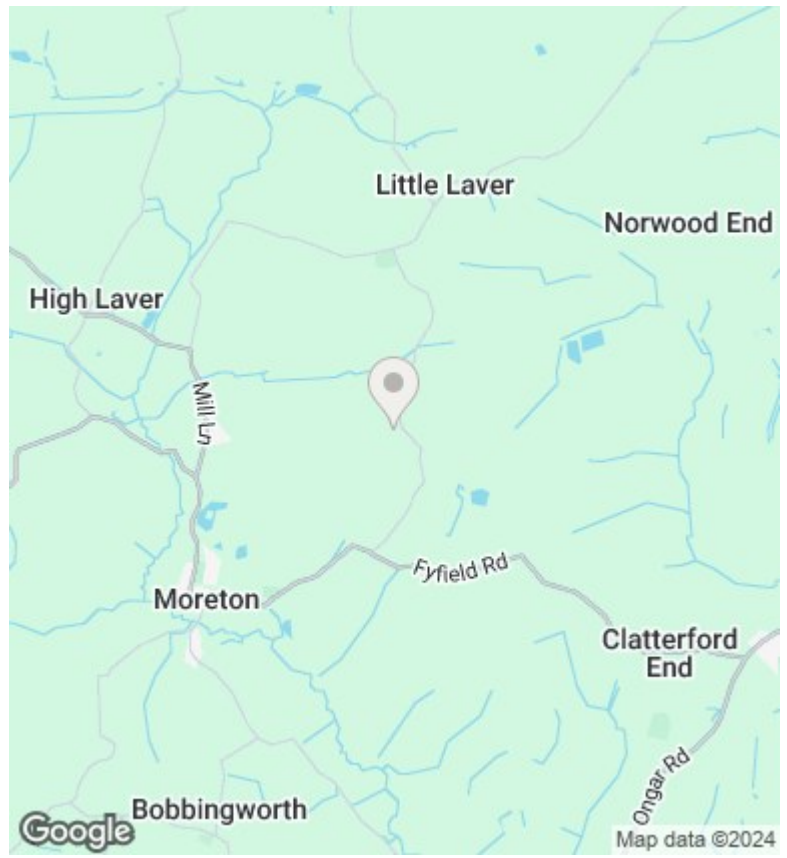
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For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.



### Viewings

Viewings by arrangement only.  
Call 01277402068 to make an appointment.

### Council Tax Band

G

### EPC Rating:

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