



Croasdaile Road | Stansted | CM24 8DN

Asking Price £440,000





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AN EXTENDED, IMMACULATE THREE BEDROOM MID-TERRACE HOME with driveway and garage. The ground floor comprises of a living room flowing through to a brand new open-plan kitchen diner with a range of integral appliances. Upstairs benefits from three good-sized bedrooms and a family bathroom suite. The low maintenance rear garden spans approximately 60ft in a North-Westerly direction. Viewings advised.

- Three Large Bedrooms
- Mid-Terraced House
- Driveway & Garage
- Newly Renovated
- Council Tax Band: D
- EPC Rating: D

#### Front

Large blocked paved driveway with space for multiple cars. UPVC double glazed door to entrance porch. Up and over garage door.

#### Porch

UPVC double glazed door to front. Radiator to wall. Internal window and door to lounge.







### Lounge

18'05" x 13'10" (5.61m x 4.22m)

UPVC double glazed window to front, radiator to wall. Electric fireplace and surround. Open plan to dining room, internal doors to kitchen and porch. Stairs to first floor.

### Kitchen & Dining Room

21'09" x 8'11" widening to 21'05" (6.63m x 2.72m widening to 6.53m)

L-shaped kitchen diner comprising of newly fitted light grey shaker style wall and base units with quartz worktops, butler sink and Amtico flooring. Integral appliances consisting of induction hob, double oven, washing machine and dishwasher. Black cooker hood over hob, space for large American style fridge freezer. Two vertical radiators to walls. UPVC double glazed window and patio door to garden. Opening to lounge, internal door to lounge and internal door to garage. Ample space for dining table. Gas boiler located in kitchen cupboard.

### Landing

Stairs to ground floor. UPVC double glazed window to rear aspect. Loft hatch. Internal doors to bedrooms and family bathroom.

### Bedroom One

16'05" x 9'02" max (5.00m x 2.79m max)

Two UPVC double glazed windows, radiator to wall. Full length fitted wardrobes. Internal door to landing.

### Bedroom Two

8'11" x 10'08" (2.72m x 3.25m)

UPVC double glazed window to rear aspect, radiator to wall. Internal door to landing.







### Bedroom Three

9'07" x 8'07" (2.92m x 2.62m)

UPVC double glazed window to front aspect, radiator to wall. Internal door to landing.

### Family Bathroom

8'06" x 8'07" (2.59m x 2.62m)

UPVC double glazed window to rear aspect. White three piece bathroom suite with shower over bath. Built-in cupboard housing hot water cylinder. Extractor fan and heated towel rail to wall.

### Garage

15'05" x 8'00" (4.70m x 2.44m)

Up and over garage door to front. External glazed doors to garden and internal door to kitchen. Lighting and power.

### Garden

60' approx (18.29m approx)

North-West facing rear garden mostly laid to lawn with patio and flower bed. Timber shed to rear. External power sockets.

### Local Area

Coarsdale Road is located off Cambridge Road in Stansted Mountfitchet, only 0.8 miles from Stansted Mountfitchet Train Station which has direct trains into London Liverpool Street and Cambridge. Stansted Mountfitchet is a village situated in north-west Essex near the Hertfordshire border and 3 miles (5 km) north of Bishop's Stortford. Stansted Airport is 2 miles (3 km) from the village. The village has three primary schools (Bentfield Primary School, St Mary's (C of E) Primary School and Magna Carta Primary Academy) and one secondary school (Forest Hall School) as well as a doctors surgery and many restaurants, pubs and local amenities.







### Ground Floor

Approx. 70.6 sq. metres (760.3 sq. feet)

### First Floor

Approx. 43.5 sq. metres (468.5 sq. feet)

**Total area: approx. 114.2 sq. metres (1228.9 sq. feet)**

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows and other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is only intended as a guide to the layout of the property and is not designed to look exactly like the real property. Flooring, wall coverings and so on will not match the actual property.  
Plan produced using PlanUp.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		61	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Equity House  
4-6 Market Street  
Harlow  
Essex  
CM17 0AH  
01279 400444  
hello@clarknewman.co.uk