



Street Farm, The Street, Pebmarsh, Halstead, CO9 2NH



welcome to

Street Farm, The Street, Pebmarsh, Halstead

- Detached Four Bedroom House
- Immacuately Presented
- Four Double Bedrooms
- Grand Entrance Hall
- Double Garage

Tenure: Freehold EPC Rating: D

£775,000

view this property online williamhbrown.co.uk/Property/HST107687



Property Ref:
HST107687 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Entrance Hall

10' 1" x 14' 1" (3.07m x 4.29m)
Wood flooring, stairs to first floor, doors leading to;

Lounge

22' 3" x 14' (6.78m x 4.27m)
Double glazed window to front aspect, wood flooring, log burner, built in speaker system, projector screen, inset spotlights, bi fold doors to games room.

Games Room

16' 8" x 11' 9" (5.08m x 3.58m)
Double glazed windows to rear aspect, patio doors to side, wood effect flooring, inset spotlights.

Kitchen/Breakfast Room

17' 2" x 10' 10" (5.23m x 3.30m)
Double glazed window to rear and side aspect, range of base and wall mounted units with work surfaces over, double oven, double fridge freezer, butler sink, space and plumbing for washing machine.

Office

14' 1" x 10' 10" (4.29m x 3.30m)
Wood effect flooring, bi folding doors to dining room, inset spotlights.

Dining Room

11' 9" x 9' 2" (3.58m x 2.79m)
Double glazed window to rear aspect, sliding doors to side, inset spotlights.

Bedroom One

14' 1" x 14' (4.29m x 4.27m)
Double glazed window to front aspect, built in wardrobes.

En Suite

Obscured double glazed window to rear aspect, ceramic tiled flooring, walk in double shower, vanity units, low level wc.

Bedroom Two

14' 2" x 11' 3" (4.32m x 3.43m)
Double glazed window to rear aspect, radiator, wood flooring, inset spotlights.

Bedroom Three

14' 2" x 10' 6" (4.32m x 3.20m)
Double glazed window to front aspect, radiator, wood flooring, inset spotlights.

Bedroom Four

10' 5" x 7' 5" (3.17m x 2.26m)
Double glazed window to rear aspect, radiator, wood flooring, inset spotlights.

Bathroom

Obscured double glazed window to rear aspect, free standing bath, walk in shower, low level wc, hand wash basin, ceramic tiled flooring, inset spotlights.

Cloakroom

Low level wc, hand wash basin.

Double Garage

Up and over door, light and power connected.

Rear Garden

Wrap around secure rear garden with large patio area.



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