

# PESTELL & Co

ESTABLISHED 1991



## FELSTED, DUNMOW

GUIDE PRICE – £385,000

- NO ONWARD CHAIN
- THREE BEDROOM MID-TERRACED HOUSE
- KITCHEN DINER WITH INTEGRATED APPLIANCES
- LIVING ROOM WITH FEATURE FIREPLACE
- UTILITY ROOM WITH ACCESS TO REAR GARDEN
- BUILT-IN STORAGE TO PRINCIPAL BEDROOM
- LAWN TO FRONT SUPPLYING THE OPPORTUNITY FOR OFF-STREET PARKING
- STUNNING COUNTRYSIDE VIEWS TO REAR
- LAWN AND PATIO TO REAR GARDEN
- SHORT WALK TO VILLAGE CENTRE



We are pleased to offer, with NO ONWARD CHAIN, this well presented three bedroom mid-terraced property within walking distance of Felsted Village. The ground floor comprises of a living room with 1950's feature fireplace, a kitchen diner with integrated appliances, and a utility room with access to rear garden and front. There are three bedrooms to the first floor, with built-in storage to the principal bedroom, as well as a shower room and separate WC. The front of the property is laid primarily to lawn, supplying the opportunity for off-street parking for at least 2 vehicles, and the rear garden is laid to lawn and entertaining patio with an open aspect looking out to farmland and countryside views beyond.







A panel and obscure glazed uPVC front door, with panel and obscure glazed sidelight, opening into:

#### **Entrance Hall**

With wall mounted radiator, ceiling lighting, stairs rising to first floor landing, luxury vinyl flooring, doors to rooms.

#### **Living Room 16'3" x 10'3"**

With large windows to both front and rear aspects with far reaching countryside views to rear, ceiling lighting, wall mounted radiator, TV and power points, newly laid wood effect laminate flooring, 1950's feature fireplace with tiled surround.

#### **Kitchen Diner 16'3" x 10'3" max**

With newly-installed kitchen comprising an array of eye and base level cupboards and drawers with complimentary stone effect square-edged worksurface and tiled splashback, 1 1/2 bowl single drainer stainless steel sink unit with mixer tap in front of window overlooking rear garden and countryside views beyond, 4-ring electric hob with stainless steel extractor fan above, integrated oven with warmer drawer, integrated dishwasher, integrated bin store, further window to front, wall mounted radiator, ceiling lighting, array of power points, newly laid wood effect laminate flooring, door through to:

#### **Utility Room 14'7" x 5'3" max**

With panel and obscure glazed doors to both front and rear aspects, further window to rear, ceiling lighting, wall mounted radiator, power points, worksurface with recess, power and plumbing under for both washing machine and fridge, wall mounted fuseboard and meter, newly laid wood effect laminate flooring.

#### **First Floor Landing**

With window overlooking rear garden and countryside views beyond, airing cupboard with recently installed Worcester boiler and slatted shelves, access to loft that is partially boarded with lighting, newly fitted carpet, power points, doors to rooms.

#### **Bedroom 1 – 13'0" x 9'1"**

With large window to front, ceiling lighting, wall mounted radiator, power points, newly fitted carpet, large over-stairs storage cupboard with hanging rail.

#### **Bedroom 2 – 10'4" x 10'1"**

With window to front, ceiling lighting, wall mounted radiator, power points, newly fitted carpet.

#### **Bedroom 3 – 9'11" x 6'8"**

With window to rear overlooking countryside views, wall mounted radiator, ceiling lighting, power points, newly fitted carpet.

#### **Shower Room**

Comprising a fully tiled and glazed shower cubicle with integrated twin-head shower, vanity mounted wash hand basin with mixer tap and tiled surround, obscure window to rear, ceiling lighting, extractor fan, wall mounted chromium heated towel rail, wood effect luxury vinyl flooring.

#### **WC**

Comprising a close coupled WC, vanity mounted wash hand basin with mixer tap and tiled splashback, obscure window to rear, ceiling lighting, wall mounted chromium heated towel rail, wood effect luxury vinyl flooring.



# OUTSIDE

## The Front

The front of the property is laid primarily to lawn, supplying the opportunity for off-street parking for at least 2 vehicles, with mature shrub and herbaceous flower beds, pathway leading to the utility room and front door.

## Rear Garden

Approximately 55ft in length, laid primarily to lawn and entertaining patio with additional shingle area for breakfast table, manicured flower bed, retained to both sides with close boarded fencing, but with an open aspect looking out to farmland and countryside views beyond, outside water point can also be found.





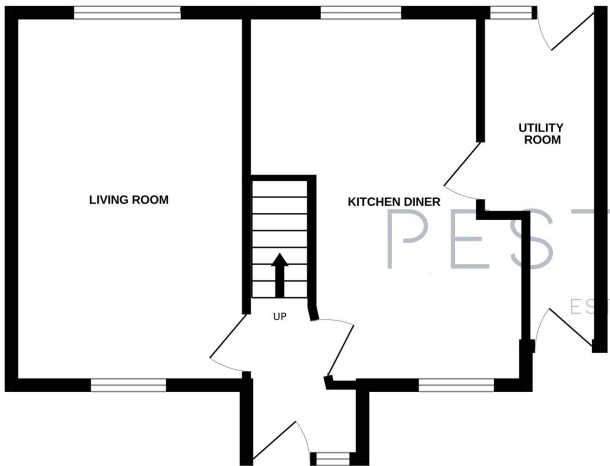
DETAILS

EPC

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C	73 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

FLOOR PLAN

GROUND FLOOR  
431 sq.ft. (40.0 sq.m.) approx.



1ST FLOOR  
406 sq.ft. (37.7 sq.m.) approx.



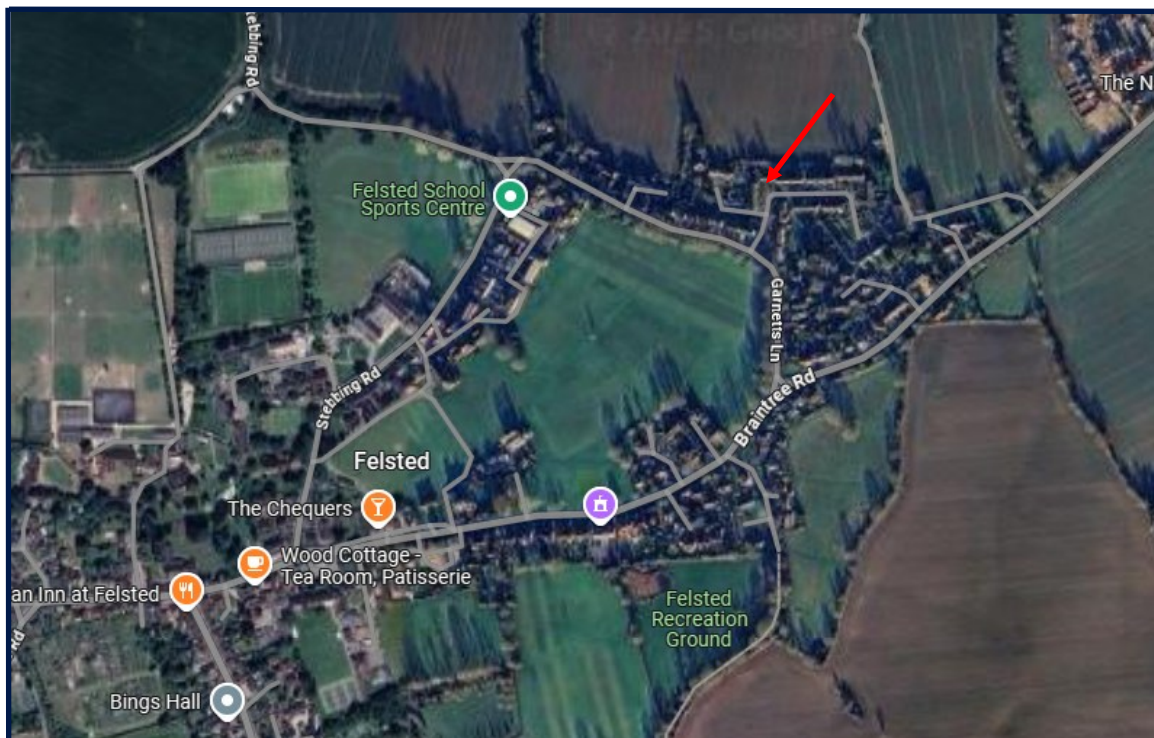
TOTAL FLOOR AREA : 837 sq.ft. (77.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metropix ©2025

# GENERAL REMARKS & STIPULATIONS

The property is located in the enviable village of **Felsted** with it's esteemed independent school being within close proximity. Ideally situated between Chelmsford and Great Dunmow, London can be accessed via Chelmsford City Mainline Railway Station in just 50 minutes. The market town of Great Dunmow is also close by offering schools, shopping, restaurants, public houses and many more recreational facilities. Further to this Great Dunmow also offers the A120 giving further access to M11/M25 and of course London Stansted International Airport.

## DIRECTIONS



## FULL PROPERTY ADDRESS

20 Chaffix, Felsted, Dunmow, Essex, CM6 3EG

## SERVICES

Gas fired central heating, Mains electricity and water

## COUNCIL TAX BAND

Band C

## LOCAL AUTHORITY

Uttlesford District Council, London Road, Saffron Walden, CB11 4ER

**AGENTS NOTE:** We believe the information supplied in this brochure is accurate as of the date 04/09/2025. The information given in these particulars is intended to help you decide whether you wish to view this property and to avoid wasting your time in viewing unsuitable properties. We have tried to make sure that these particulars are accurate, but to a large extent we have to rely on what the seller tells us about the property. We do not check every single piece of information ourselves as the cost of doing so would be prohibitive and we do not wish to unnecessarily add to the cost of moving house. In accordance with the misrepresentation act, we are required to inform both potential vendors and purchasers, that from time to time both vendors and or purchasers, may be known by our staff, by way of previous customers, friends, neighbours, relatives, etc. Once you find the property you want to buy, you will need to carry out more investigations into the property than it is practical or reasonable for an estate agent to do when preparing sales particulars. For example, we have not carried out any kind of survey of the property to look for structural defects and would advise any homebuyer to obtain a surveyor's report before exchanging contracts. If you do not have your own surveyor, we would be pleased to recommend one. We have not checked whether any equipment in the property (such as central heating) is in working order and would advise homebuyers to check this. You should also instruct a solicitor to investigate all legal matters relating to the property (e.g. title, planning permission etc.), as these are specialist matters in which estate agents are not qualified. Your solicitor will also agree with the seller what items (e.g. carpets, curtains etc.) will be included in the sale.

# PESTELL & Co

ESTABLISHED 1991

ESTABLISHING OURSELVES AS LEADING LOCAL AGENTS FOR OVER 33 YEARS!



WE HAVE IT COVERED, DON'T HESITATE TO CONTACT ONE OF OUR EXPERIENCED TEAM FOR FURTHER INFORMATION!

Would you like a free home valuation?

Want to change agent and get your property sold?

Do you have a property that you would like to rent but uncertain how to go about it?

Interested in Land acquisition?

Do you have a commercial property to sell or let?

Are you a developer looking for an agent to market or value your site?