

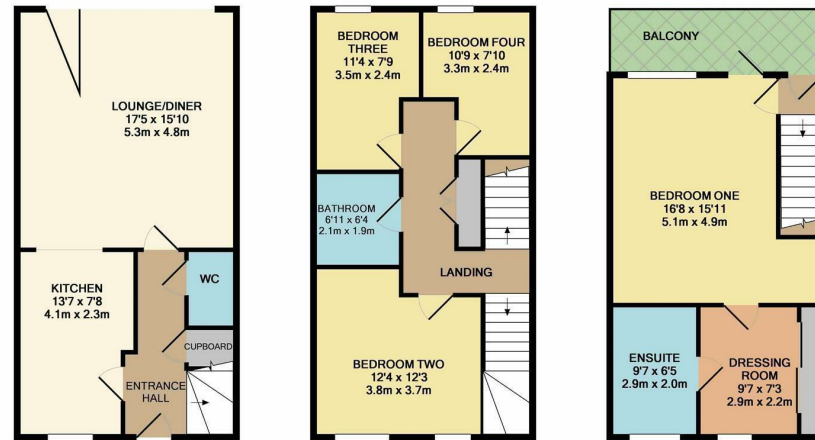
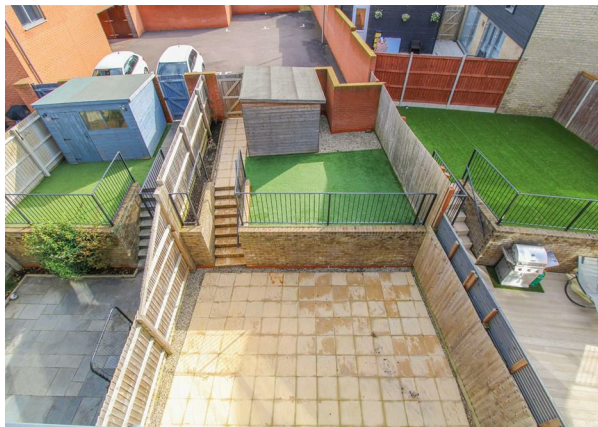


High Chase, Newhall, CM17 9SA  
£485,000

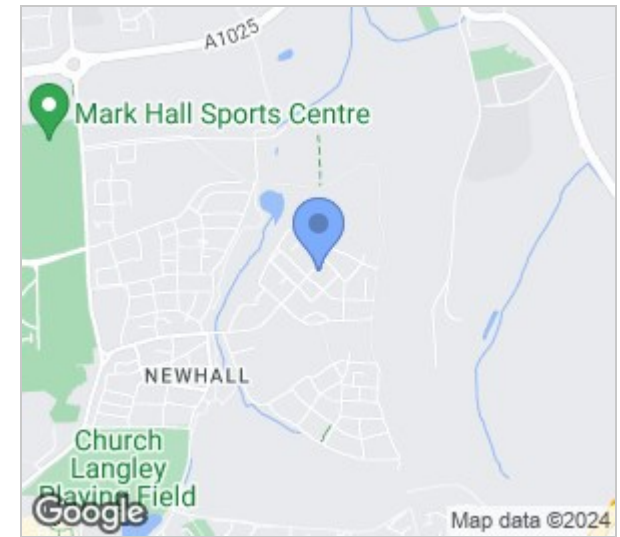
4 2 2 A

# High Chase, Newhall, CM17 9SA

Built in 2018 by Bellway Homes is this four bedroom end of terrace family home offered with no onward chain. The property comprises an entrance hallway leading to a large lounge/diner with bifold doors and an open plan modern kitchen with a range of fitted wall and base units with integrated appliances and a cloakroom/WC. On the first floor there are three bedrooms and a family bathroom, with the whole of the top floor being the master suite, consisting of a huge bedroom, dressing room, en-suite bathroom with separate shower cubicle and a balcony. Outside the split level rear garden is a combination of astro turf and patio, with side access, a shed and rear access out to the allocated parking spaces. High Chase is located at the top of The Chase in Newhall, with a newly built school, shops, cafes, open fields and forests within walking distance. Please note there is an estate charge for this development.



RJ/H/C  
TOTAL APPROX. FLOOR AREA 1399 SQ.FT. (129.9 SQ.M.)  
Whilst every attempt has been made to ensure the accuracy of the floor plan 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 i20116



Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential
93	100		
<p>Very energy efficient - lower running costs</p> <p>(92 plus) <b>A</b></p> <p>(81-91) <b>B</b></p> <p>(69-80) <b>C</b></p> <p>(55-68) <b>D</b></p> <p>(39-54) <b>E</b></p> <p>(21-38) <b>F</b></p> <p>(1-20) <b>G</b></p> <p>Not energy efficient - higher running costs</p>		<p>Very environmentally friendly - lower CO<sub>2</sub> emissions</p> <p>(92 plus) <b>A</b></p> <p>(81-91) <b>B</b></p> <p>(69-80) <b>C</b></p> <p>(55-68) <b>D</b></p> <p>(39-54) <b>E</b></p> <p>(21-38) <b>F</b></p> <p>(1-20) <b>G</b></p> <p>Not environmentally friendly - higher CO<sub>2</sub> emissions</p>	
England & Wales		England & Wales	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

T. 01279 216216 E. info@rjestateagents.co.uk

1 Acorn Mews, Harlow, Essex, CM18 6NA www.rjestateagents.co.uk