

TITHE BARN, GUELPHS LANE

Thaxted, Dunmow, CM6 2PT

OFFERS IN EXCESS OF £300,000

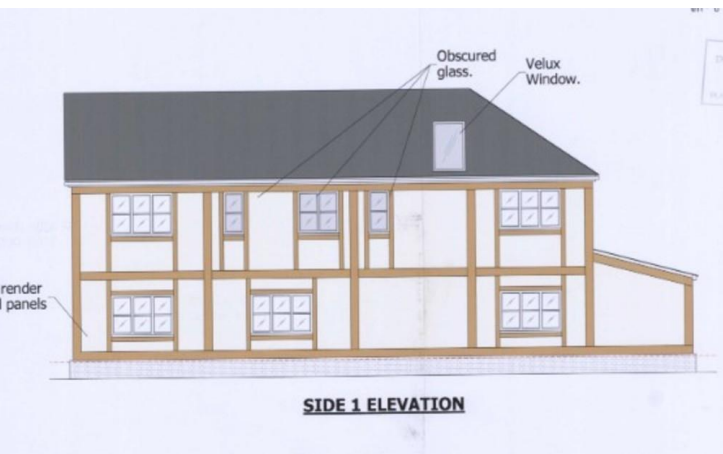


COMMERCIAL | RESIDENTIAL | LETTINGS

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- Building Plot
- Offering Lovely Gardens and Associated Parking
- Tucked Away Location
- Short Walk to the Centre of this Thriving Market Town
- Picturesque and Historic Thaxted
- New Build Size around 2000 sq ft
- Attractive Individual Home
- Currently Three Bedroom Cottage





Property Description

THE NEW BUILD

Great opportunity to acquire a building plot within the picturesque market town of Thaxted. Offering an individual spacious new build with associated garage and parking with a lovely garden.

The current plans show an individual detached house with associated garage and parking. In brief the new house will comprise of an impressive open plan entrance hall / living and kitchen area, separate study, lounge and cloakroom. On the first floor there are three spacious bedrooms with two en suites and a family bathroom.

The gardens are of particular note and have already been landscaped and are ready to enjoy.

Planning ref UTT/0142/09/FUL please visit www.uttlesford.gov.uk for the full planning schedule.

EXISTING COTTAGE

The existing cottage will be replaced with the current permission and is currently a three bedroom property.

Under alternative plans perhaps this can be improved and extended modernised by any future purchaser.

THE LOCATION

The property is situated within the heart of Thaxted with access along a private drive to the site, in the Uttlesford

district of Essex. It is 1.5 miles (2.4 km) south of the town of Thaxted. The name of the hamlet is probably linked to the former Cistercian abbey in nearby Tilty.

Thaxted – For over 1000 years people have lived in and visited one of this country's finest towns. With its famous Guildhall, magnificent Church and restored Windmill set against a backdrop of Medieval houses it is considered the jewel in the crown of Essex.

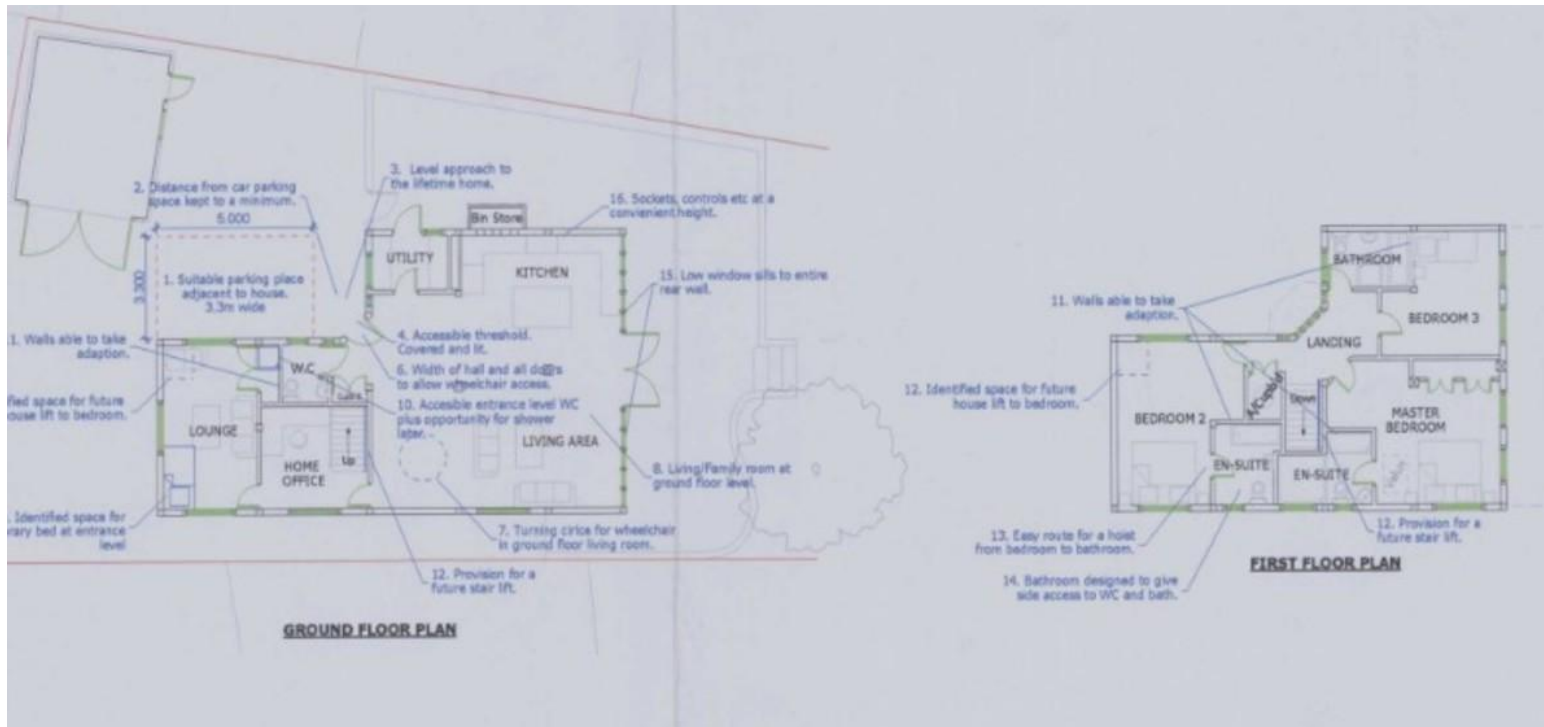
Thaxted is a small country town with a recorded history which dates back to before the Domesday Book. Yet although the town is full of considerable architectural interest, its attraction as a place to visit arises just as much from the special character of the town as a community.

Thaxted has no artificial tourist attractions; it remains today what it has been for the last ten centuries – a thriving town which moves with the times, but also treats its heritage from the past with great respect.

The past and the present come together in Thaxted as part of the daily life of everyone in the town.

Thaxted today has a variety of shops, restaurants, pubs and other businesses which serve the needs of resident and visitor alike, making the town a centre for trade and commerce today, as it has been for 1000 years.





COUNCIL TAX BAND

Tax band D

TENURE

Freehold

LOCAL AUTHORITY

Uttlesford District Council

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.



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