



## 16 CLARE COURT

Thaxted, Dunmow, CM6 2RN

£515,000



COMMERCIAL | RESIDENTIAL | LETTINGS

[www.jamesandco.net](http://www.jamesandco.net)

- Detached Family Home
- Four Bedrooms
- En Suite to Master and Family Bathroom
- Ground Floor Cloakroom
- Well Appointed Kitchen / Breakfast Room
- Three Receptions inc Study
- Garage and Parking
- Good Sized Rear Garden







## Property Description

### THE PROPERTY

Four bedroom family home situated within this sought after road within the thriving medieval and picturesque town of Thaxted - The jewel in the Essex crown!

### THE LOCATION

The property is situated within the heart of Thaxted, in the Uttlesford district of Essex.

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.

### PROPERTY INFORMATION

Freehold.

All main services connected.

Council tax band - E

EPC - awaiting

### ENTRANCE HALL

### CLOAKROOM

### STUDY

10' 6" x 7' 6" (3.22m x 2.29m)

## LOUNGE

16' 4" x 12' 5" (4.98m x 3.80m)

## DINING ROOM

11' 6" x 9' 8" (3.53m x 2.95m)

## KITCHEN/ BREAKFAST ROOM

17' 5" x 11' 6" (5.32m x 3.53m)

## FIRST FLOOR

## LANDING

## BEDROOM 1

16' 0" x 9' 10" (4.88m x 3.02m)

## ENSUITE

## BEDROOM 2

11' 3" x 9' 10" (3.43m x 3.02m)

## BEDROOM 3

11' 3" x 10' 3" (3.44m x 3.13m)

## BEDROOM 4

9' 10" x 7' 3" (3m x 2.23m)

## BATHROOM

## GARAGE AND DRIVEWAY PARKING

## GOOD SIZED REAR GARDEN











## COUNCIL TAX BAND

Tax band E

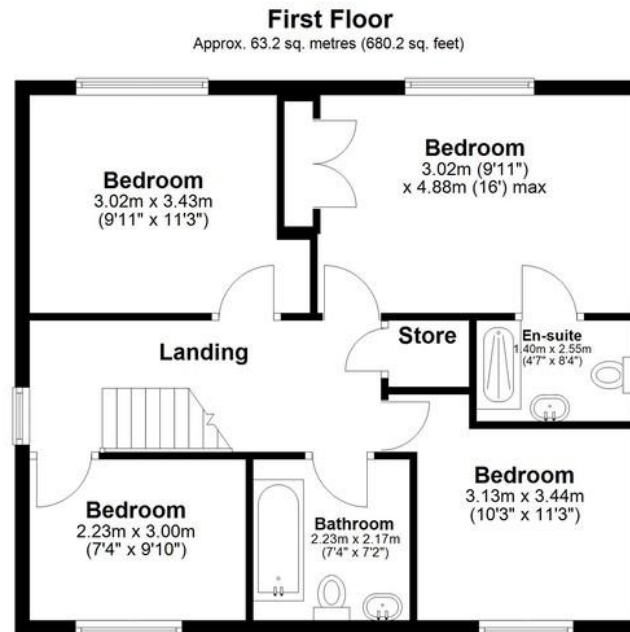
## TENURE

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 are 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



Total area: approx. 127.8 sq. metres (1375.7 sq. feet)

This floor plan has been created by a third party and should be used as a general outline for guidance only. Any areas, measurements or distances quoted are approximate and any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and/or full survey as to the correctness of each statement. We accept no responsibility or liability for any loss whatsoever that may arise as a result of this plan and the information contained within.

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**Clare Court**

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