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CHELMSFORD ROAD, LEADEN RODING, DUNMOW

OFFERS OVER £375,000

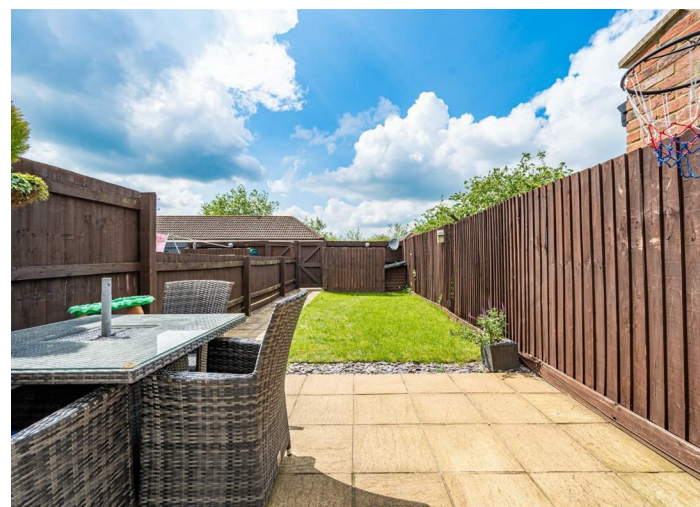


CHELMSFORD ROAD LEADEN RODING DUNMOW

Daniel Brewer are pleased to market this well-presented three bedroom mid-terrace family home located on Chelmsford Road in the sought-after village of Leaden Roding, Dunmow. This delightful mid-terrace house boasts an open plan kitchen/dining/family room, three bedrooms, two bathrooms and a cloakroom. Externally there is a low maintenance rear garden, parking for two vehicles, one of which in under a car port.

The Rodings comprise of eight villages/hamlets offering their own individual charm and benefits. The Rodings Primary School is well regarded in the local area offering fantastic facilities. The villages offer various amenities which include various public houses/restaurants, village shop, Bretts Farm Shop and various clubs.





- **Three Bedroom Family Home**
- **Mid-Terrace**
- **Open Plan Kitchen/Dining/Family Room**
- **En-Suite Facilities, Family Bathroom & Cloakroom**
- **Secluded Rear Garden**
- **Two Parking Spaces, One Under A Carport**
- **Desirable Village Location**
- **Easy Access to Chelmsford City Centre, A120, M11 & Stansted Airport**
- **Viewing Advised**

Entrance Hall

Entered via front door, two ceiling mounted light fittings, wooden flooring, radiator, doors leading to:-

Cloakroom

3'3" x 6'0" (1.007 x 1.832)

Opaque window to front aspect, fitted with a wash hand basin with vanity unit and mixer tap, low level W.C, radiator, extractor fan, ceiling mounted light fitting.

Kitchen/Dining/Family Room

31'2" x 12'0" (9.503 x 3.671)

French Doors to rear aspect leading to rear garden with floor to ceiling windows either side, fitted with a range of eye and base level units with working surface over, integrated fridge/freezer, inset one and half bowl sink and drainer unit with mixer tap over, space for washing machine, integrated washing machine, four ring electric hob with extractor fan over, integrated oven, partly tiled walls, under stairs storage cupboard, two

ceiling mounted light fittings, various power points.

First Floor Landing

Ceiling mounted light fitting, door to storage cupboard, stairs rising to second floor landing, doors leading to:-

Bedroom two

12'7" x 12'0" (3.843 x 3.682)

Window to rear aspect, ceiling mounted light fitting, various power points, radiator.

Bedroom Three

6'2" x 12'1" (1.898 x 3.694)

Window to front aspect, ceiling mounted light fitting, various power points, radiator.

Family Bathroom

4'11" x 8'8" (1.503 x 2.663)

Fitted with a panel enclosed bath with wall mounted shower attachment and glass screen, low level W.C, wash hand basin with mixer tap, tiled flooring, partly tiled walls, extractor fan, ceiling mounted light fitting.





Second Floor Landing

Door leading to:-

Bedroom One

12'2" x 12'1" (3.721 x 3.685)

Velux window to rear aspect, radiator, ceiling mounted light fitting, radiator, opening leading to:-

Study/Dressing Area

8'10" x 3'11" (2.696 x 1.214)

Velux window to front aspect, various power points, radiator.

En-Suite

4'10" x 7'11" (1.486 x 2.414)

Fitted with a wash hand basin with vanity unit and mixer tap, low level W.C, fully tiled shower cubicle with glass enclosure, tiled walls, wood effect flooring, extractor fan, ceiling mounted light fitting.

Rear Garden

The rear garden is mainly lawn with a patio area perfect for entertaining. A paved footpath leads to

the foot of the garden where you will find a timber gate granting access to the parking.

Parking

There are two allocated parking spaces, one under a car port, and further visitors parking.

