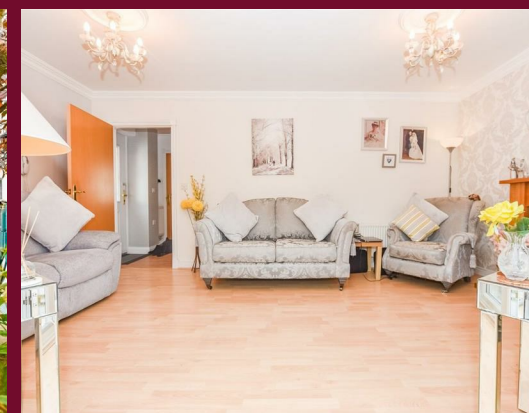


# DANIEL BREWER

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**ACACIA DRIVE, DUNMOW**

**OFFERS OVER £350,000**

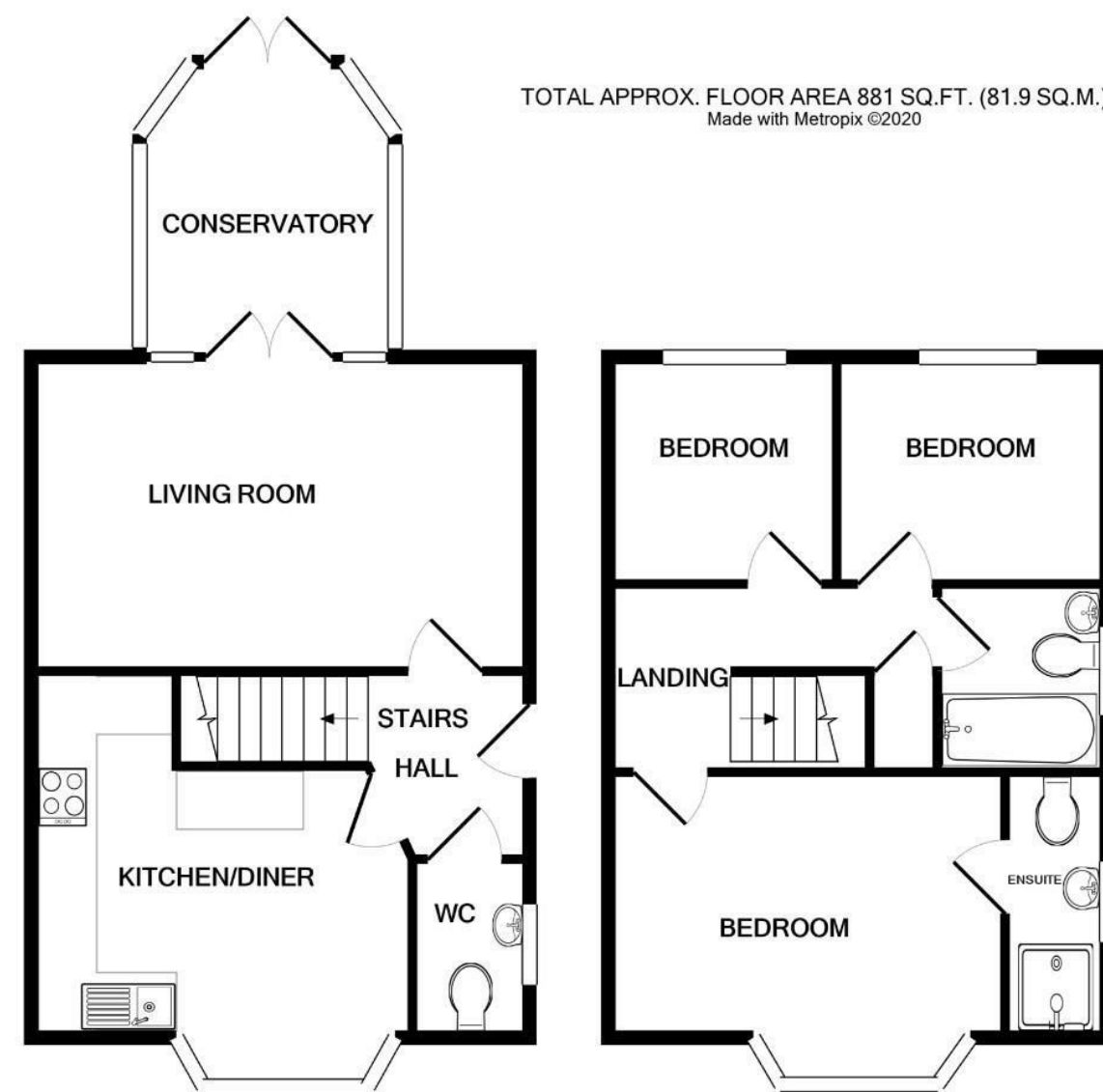


**ACACIA DRIVE  
DUNMOW**

Located in a quiet close on the award winning "Woodlands Park" development is this well-presented three bedroom family home boasting a single garage with driveway parking and an enclosed rear garden. The ground floor accommodation comprises:- lounge, kitchen/dining room, conservatory, cloakroom and entrance hall. On the first floor are three bedrooms with en-suite to the master and a family bathroom.

**Entrance Hall**

Laminate flooring, radiator, power points, stairs rising to the first floor landing, doors to.



GROUND FLOOR  
APPROX. FLOOR  
AREA 482 SQ.FT.  
(44.8 SQ.M.)

1ST FLOOR  
APPROX. FLOOR  
AREA 399 SQ.FT.  
(37.1 SQ.M.)



- Three Bedrooms
- Family Home
- Single Garage With Driveway
- Enclosed Rear Garden
- Lounge
- Kitchen/Dining Room
- Conservatory
- Cloakroom
- En-Suite & Family Bathroom
- Popular Development

### **Cloakroom**

UPVC double glazed window to side aspect, W.C, wash hand basin, radiator, laminate flooring.

### **Kitchen/Dining Room**

12'10" x 10'3" (3.91m x 3.12m)

UPVC double glazed Bay window to front aspect, base and eye level units with working surface over & breakfast bar area, inset oven with five ring gas hob & extractor over, 1 1/2 bowl sink with drainer unit, integrated dishwasher, space for fridge/freezer, integrated washing machine, radiator, power points, part tiled walls, tiled flooring, under stairs storage cupboard.

### **Lounge**

16'9" x 10'5" (5.11m x 3.18m)

UPVC double glazed French doors to the

conservatory, radiator, power points, T.V point, feature fireplace with timber surround, laminate flooring.

### **Conservatory**

10'2" x 9'4" (3.10m x 2.84m)

UPVC double glazed windows to multiple aspects, laminate flooring, power points, radiator, UPVC double glazed French doors to rear garden.

### **First Floor Landing**

Radiator, power points, door to airing cupboard, doors to.

### **Master Bedroom**

13'6" x 11'4" (4.11m x 3.45m)

UPVC double glazed bay window to front aspect, radiator, power points, T.V point, door to.





**En-Suite**

UPVC double glazed Opaque window to side aspect, enclosed shower cubicle with glass enclosure, W.C, wash hand basin with vanity unit below, extractor fan, part tiled walls, tiled flooring.

pedestal, W.C, radiator, part tiled walls, tiled flooring, extractor fan.

**Garden**

To the rear of the property is a patio area leading to the remainder lawn with a variety of mature shrub borders and an additional patio area to the side of the garden providing a secluded seating space. The garden also benefits from a timber shed, outside water tap and side access via a timber gate.

**Bedroom Two**

7'6" x 7'2" (2.29m x 2.18m)

UPVC double glazed window to rear aspect, radiator, power points.

**Bedroom Three**

9'2" x 7'6" (2.79m x 2.29m)

UPVC double glazed window to rear aspect, radiator, power points.

**Single Garage With Driveway**

To the of the property is a detached single garage with up & over door, power, lighting and pitched roof for storage. To the front of the garage is a block paved driveway providing parking for two vehicles.

**Family Bathroom**

UPVC double glazed Opaque window to side aspect, enclosed bath with mixer taps & shower attachment, wash hand basin with

