

PERRY ROAD, FLITCH GREEN

GUIDE PRICE – £455,000

- 4 BEDROOM 3 STOREY SEMI-DETACHED HOUSE
- LARGE LIVING ROOM
- PARTIALLY VAULTED KITCHEN DINER WITH INTEGRATED APPLIANCES
- FRENCH DOORS TO REAR GARDEN
- DOWNSTAIRS CLOAKROOM
- EN-SUITE TO PRINCIPAL BEDROOM
- BUILT-IN WARDROBES TO 2 BEDROOMS
- THREE PIECE FAMILY BATHROOM
- GARAGE AND OFF-STREET PARKING FOR 3 VEHICLES
- LOW-MAINTENANCE WEST FACING REAR GARDEN

We are delighted to offer this 4 bedroom 3 storey semi-detached home, situated in the popular Flich Green development. The property boasts a large living room with feature bay window, partially vaulted kitchen diner with integrated appliances and French doors to rear garden, downstairs cloakroom. There are 4 bedrooms, with the principal bedroom enjoying an en-suite, built-in wardrobes to 2 bedrooms, a WC and a family shower room. Externally, there is a driveway supplying off-street parking, a garage and a beautifully presented west facing rear garden enjoying entertaining terrace and artificial lawn. Viewing is highly advised.





With composite panel and glazed door opening into:

Entrance Hall

With stairs rising to first floor landing, inset ceiling downlighting, wall mounted radiators, understairs storage cupboard, tiled flooring, wall mounted fuseboard, power points, doors to rooms.

Cloakroom

Comprising a low level WC with integrated flush, wall mounted wash hand basin with mixer tap, tiled splashback with stone surface, inset ceiling downlighting, extractor fan, wall mounted radiator, further understairs storage cupboard and tiled flooring.

Living Room 16'4" x 10'7"

With large bay window to front with fitted shutters, ceiling lighting, coving, TV and power points, wood effect laminate flooring, wall mounted radiator.

Kitchen Diner 18'9" x 15'6"

Laid out in an L-shape formation with kitchen area comprising an array of eye and base level cupboards and drawers with complimentary stone worksurface, under sunk stainless steel sink unit with mixer tap and worksurface integrated drainer, 4-ring induction hob with contemporary extractor fan above, tiled splashback, recess and power for twin door fridge freezer, integrated oven and shelving for microwave, integrated dishwasher, integrated washing machine, cupboard housing boiler, breakfast bar, window overlooking rear garden, inset ceiling downlighting, tiled flooring and a glazed vaulted dining area with further wall mounted lighting, radiator, glazing and French doors to rear entertaining terrace and garden beyond.

First Floor Landing

With window to front, stairs rising to second floor landing,

Bedroom 1 – 11'7" x 11'6"

With bay window to front, ceiling lighting, built-in double wardrobe with sliding mirrored doors, hanging rail and shelving within, wall mounted radiator, power points, TV point, fitted carpet and door to:

En-suite

Comprising a shower cubicle with glazed screen, pedestal wash hand basin with mixer tap, low level WC with integrated flush, half-tiled surround with stone top, inset ceiling downlighting, extractor fan, wall mounted chromium heated towel rail, tiled flooring.

Bedroom 2 – 11'6" x 8'9"

With window to rear, wall mounted radiator, power point, ceiling lighting and fitted carpet.

Family Shower Room

Comprising a low level WC with integrated flush, worksurface sink unit with mixer tap, storage beneath and stone effect surface, fully tiled and glazed walk-in shower cubicle with twin head, full-tiled surround, wall mounted chromium heated towel rail, inset ceiling downlighting, extractor fan, obscure window to rear, tiled flooring, wall mounted light-up vanity mirror.

Second Floor Landing

With Velux window to front, inset ceiling downlighting, wall mounted radiator, power points, fitted carpet, airing cupboard housing pressurised hot water cylinder and shelving, access to loft with light, doors to rooms.

Bedroom 3 – 13'1" x 7'0"

With dormer window to front, inset ceiling downlighting, wall mounted radiator, TV and power points, built-in 4-door wardrobe with hanging rail and shelving within, fitted carpet.

Bedroom 4/Home Office – 8'10" x 8'5"

With dormer window to rear overlooking the rear garden and hedgerow beyond, ceiling lighting, wall mounted radiator, TV and power points, fitted carpet.

OUTSIDE

The Front

The front of the property is approached via a stepped pathway with wrought iron and brick walling to front, large tarmacadam driveway supplying off-street parking for 3 vehicles, access to garage and personnel gate leading to:

Rear Garden

Approximately 55ft in length, laid to a low maintenance garden with large entertaining terrace, raised sleeper bed with mature shrub and herbaceous planting, step up to large artificial lawn with metal shed, all retained via close boarded fencing, outside lighting and water point can also be found, personnel door into:

Garage 20'3" x 9'8"

With up-and-over door, eaves storage, power and lighting within.



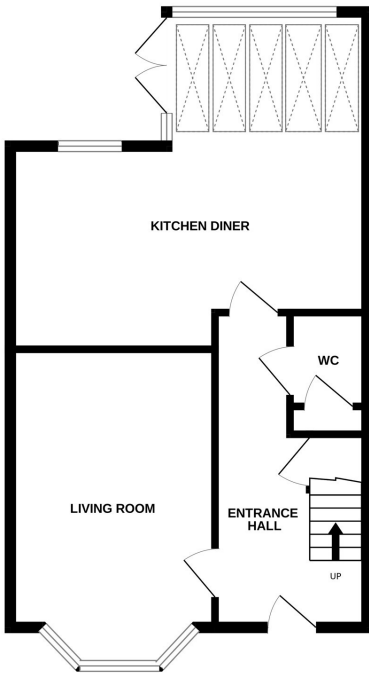
DETAILS

EPC

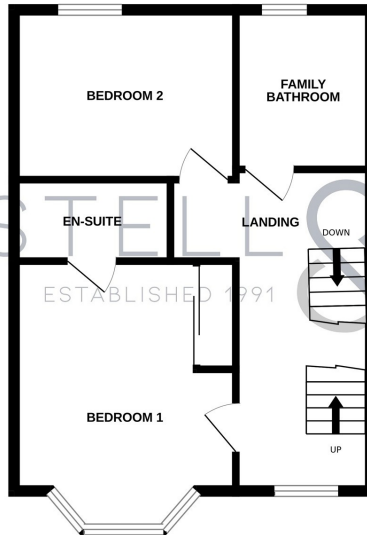
TO FOLLOW

FLOOR PLAN

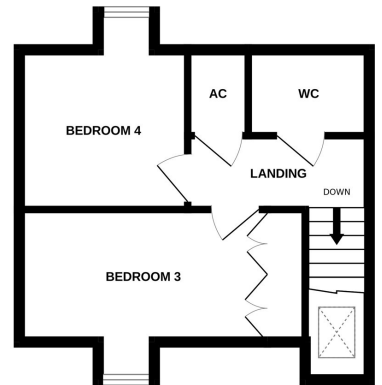
GROUND FLOOR
540 sq.ft. (50.2 sq.m.) approx.



1ST FLOOR
468 sq.ft. (43.5 sq.m.) approx.



2ND FLOOR
301 sq.ft. (28.0 sq.m.) approx.



TOTAL FLOOR AREA : 1310 sq.ft. (121.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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 ©2026

GENERAL REMARKS & STIPULATIONS

Perry Road is situated in Flitch Green, Little Dunmow, a popular development close to Great Dunmow with it's renowned Flitch Green Primary School and convenient Co-Op. At its neighbouring village of Felsted further schooling can be found along with another shop for your day to day needs, public houses and restaurant's. With the A120 bypass giving quick and easy access to M11/M25 access points at Bishop's Stortford which of course benefits from London Stansted International Airport that also supplies mainline railway links to London Liverpool Street Station. There is the new Beaulieu Park Railway Station in Boreham, and Chelmsford Mainline Station giving access to London Liverpool Street.

DIRECTIONS



FULL PROPERTY ADDRESS

24 Perry Road, Flitch Green, Essex, CM6 3GL

COUNCIL TAX BAND

Band D

SERVICES

Gas fired central heating, mains drainage, mains water

LOCAL AUTHORITY

Uttlesford District Council, London Road, Saffron Walden, CB11 4ER

AGENTS NOTE: We believe the information supplied in this brochure is accurate as of the date 13/04/2026. The information given in these particulars is intended to help you decide whether you wish to view this property and to avoid wasting your time in viewing unsuitable properties. We have tried to make sure that these particulars are accurate, but to a large extent we have to rely on what the seller tells us about the property. We do not check every single piece of information ourselves as the cost of doing so would be prohibitive and we do not wish to unnecessarily add to the cost of moving house. In accordance with the misrepresentation act, we are required to inform both potential vendors and purchasers, that from time to time both vendors and or purchasers, may be known by our staff, by way of previous customers, friends, neighbours, relatives, etc. Once you find the property you want to buy, you will need to carry out more investigations into the property than it is practical or reasonable for an estate agent to do when preparing sales particulars. For example, we have not carried out any kind of survey of the property to look for structural defects and would advise any homebuyer to obtain a surveyor's report before exchanging contracts. If you do not have your own surveyor, we would be pleased to recommend one. We have not checked whether any equipment in the property (such as central heating) is in working order and would advise homebuyers to check this. You should also instruct a solicitor to investigate all legal matters relating to the property (e.g. title, planning permission etc.), as these are specialist matters in which estate agents are not qualified. Your solicitor will also agree with the seller what items (e.g. carpets, curtains etc.) will be included in the sale.

PESTELL & Co

ESTABLISHED 1991

ESTABLISHING OURSELVES AS LEADING LOCAL AGENTS FOR OVER 34 YEARS!



WE HAVE IT COVERED, DON'T HESITATE TO CONTACT ONE OF OUR EXPERIENCED TEAM FOR FURTHER INFORMATION!

Would you like a free home valuation?

Interested in land acquisition?

Want to change agent and get your property sold?

Do you have a commercial property to sell or let?

Do you have a property that you would like to rent but uncertain how to go about it?

Are you a developer looking for an agent to market or value your site?