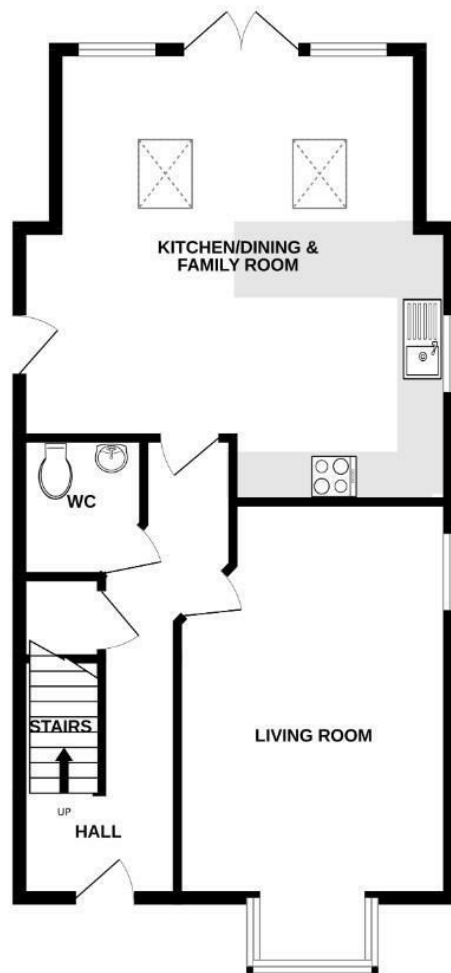
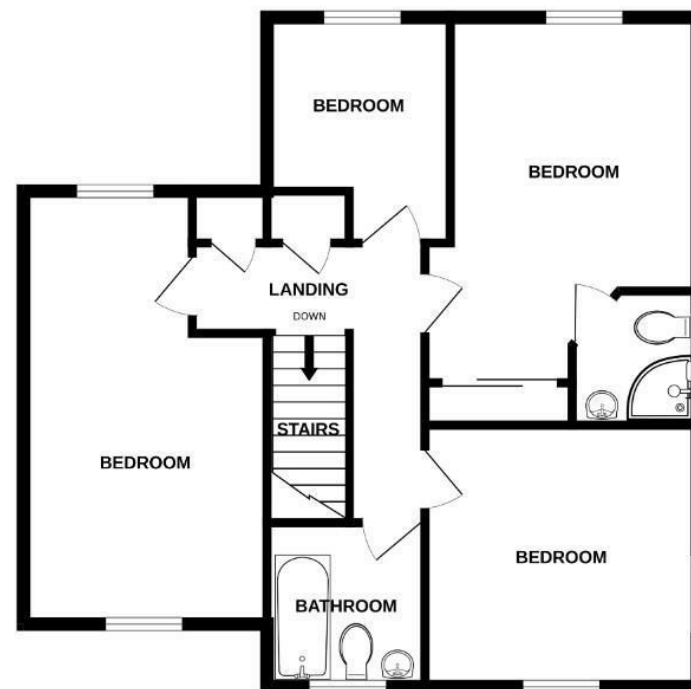




GROUND FLOOR
669 sq.ft. (62.2 sq.m.) approx.



1ST FLOOR
729 sq.ft. (67.8 sq.m.) approx.



TOTAL FLOOR AREA: 1399 sq.ft. (129.9 sq.m.) approx.
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Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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BURNS WAY, THAXTED, DUNMOW, ESSEX, CM6 2FH

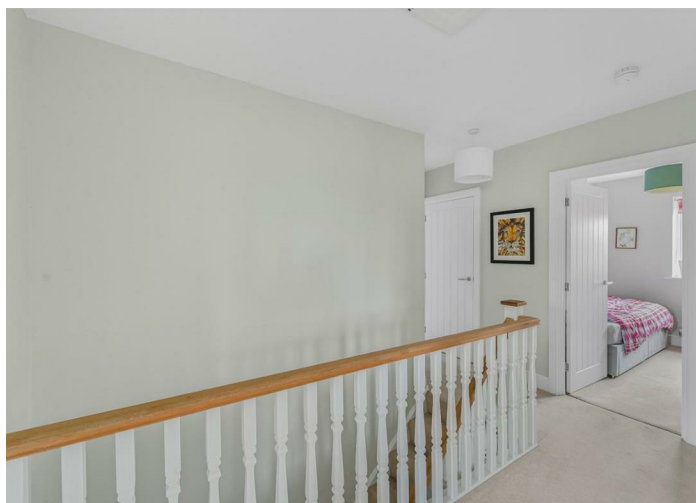
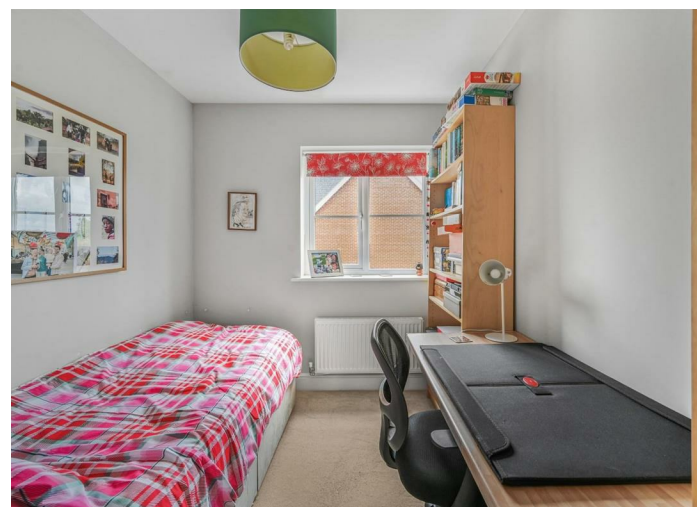
OFFERS OVER £475,000



**BURNS WAY
THAXTED
DUNMOW
ESSEX
CM6 2FH**

Located on a popular residential road overlooking a wildflower meadow in the thriving market town of Thaxted is this substantial four bedroom link-detached family home. The property offers well-proportioned accommodation over two floors with a modern living layout and an abundance of natural light. the ground floor accommodation comprises:- living room with inset wood burning stove, kitchen/dining/family room, cloakroom and entrance hall. On the first floor are four bedrooms with en-suite facilities to the principal bedroom and a family bathroom. Externally the property boasts a single garage with covered parking and a landscaped rear garden.





Single Garage With Covered Parking

To the side of the property is a block paved covered driveway leading to a single garage with up & over door, power, lighting, pitched roof for storage and a single door to side aspect.

Town Summary

The Medieval market town of Thaxted is steeped in history and retains an abundance of character to this day. The town boasts three public houses, various restaurants, a bakery, petrol station and various independent shops. Some of the beautiful landmarks Thaxted has to offer include the stunning Guild Hall, Thaxted Parish Church, and John Webbs Windmill. Thaxted is approximately seven miles from the popular town of Saffron Walden and approximately six miles from the bustling market town of Great Dunmow.

- Four Bedroom Link-Detached Family Home
- Single Garage With Covered Driveway Parking
- Landscaped Rear Garden
- Thriving Market Town Location
- Living Room With Inset Wood Burning Stove
- Open Plan Kitchen/Dining/Family Room
- Cloakroom & Entrance Hall
- En-Suite & Family Bathroom
- Approximately 1400 Square Feet Of Accommodation
- Viewing Advised

Entrance Hall

Accessed via UPVC partly glazed front door:- wood effect flooring, power points, radiator, stairs rising to the first floor landing, doors to.

Cloakroom

Concealed cistern W.C, wash hand basin, radiator, inset spotlights, extractor fan.

Living Room

19'2" x 11'7" (5.85 x 3.54)

UPVC double glazed bay window to front aspect, UPVC double glazed window to side aspect, feature fireplace with inset wood burning stove & stone surround, radiator, power points.

Kitchen/Dining/Family Room

19'5" x 18'5" (5.93 x 5.62)

UPVC double glazed window to side aspect, two Velux windows to rear aspect, bi-folding doors leading to the rear garden, base and eye level units with complimentary working surfaces over, inset double oven, four ring induction hob with extractor over, inset sink with drainer unit, & mixer taps, space for washing machine, integrated dishwasher, integrated fridge/freezer, tiled flooring, power points, two radiators.

First Floor Landing

Radiator, power points, loft access, built-in airing cupboard, doors to.

Principal Bedroom

14'9" x 11'9" (4.52 x 3.6)

UPVC double glazed windows to multiple aspects, built-in double wardrobe, radiator, power points, door to.





En-Suite

UPVC double glazed opaque window to front aspect, enclosed shower with glass enclosure, wash hand basin with vanity unit below, concealed cistern W.C, heated towel rail, part tiled walls, tiled flooring, inset spotlights, extractor fan.

Bedroom Two

18'6" x 10'4" (5.66 x 3.17)

UPVC double glazed windows to multiple aspects, radiator, power points.

Bedroom Three

11'5" x 10'5" (3.48 x 3.19)

UPVC double glazed windows to multiple aspects, radiator, power points.

Bedroom Four

9'7" x 7'6" (2.93 x 2.31)

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

Family Bathroom

UPVC double glazed opaque window to front aspect, enclosed bath with mixer taps & shower attachment, concealed cistern W.C, wash hand basin with vanity unit below, heated towel rail, inset spotlights, extractor fan, part tiled walls, tiled flooring.

Garden

To the rear of the property is a sandstone patio area that wraps around the house and leads to the remainder of the lawn, bordered by a variety of mature shrubs and flower beds. Side access is provided via a timber gate, while a paved pathway leads to the pedestrian door of the garage.

