



**Bluemans, North Weald**

**Price Range £550,000 - £600,000**



**MILLERS**  
ESTATE AGENTS

\* PRICE RANGE £550,000 - £600,000 \*  
EXTENDED SEMI \* THREE BEDROOMS \* EN-SUITE SHOWER TO MASTER BEDROOM \*  
FAMILY BATHROOM \* EXTENDED  
LOUNGE/DINER \* DINING ROOM \* GOOD  
SIZE MODERN KITCHEN \* INTEGRAL DOUBLE  
GARAGE \* AMPLE OFF STREET PARKING \*

Nestled in the charming village of North Weald, this delightful three-bedroom semi-detached house offers an ideal family home with ample space and modern conveniences. The property has been thoughtfully extended, providing generous accommodation that is perfect for both relaxation and entertaining.

Upon entering, you will find a welcoming atmosphere that flows throughout the home. The well-appointed family bathroom is complemented by an en-suite shower room attached to the master bedroom, ensuring privacy and comfort for all family members. Each of the three bedrooms is spacious, allowing for personalisation and comfort.

The heart of the home is undoubtedly the expansive living area, which seamlessly connects to the dining space, creating an inviting environment for family gatherings and social occasions. The property also boasts an integral double garage, providing secure parking and additional storage options, while the driveway accommodates parking for up to three vehicles, a rare find in this area.

The location in North Weald village offers a peaceful setting, with local amenities and beautiful countryside nearby, making it an excellent choice for families and professionals alike. This property presents a wonderful opportunity to enjoy a comfortable lifestyle in a sought-after community. Do not miss the chance to make this lovely house your new home.





## GROUND FLOOR

### Living Room (max)

24'10" x 11'6" (7.57m x 3.51m)

### Dining Room

11'1" x 10'7" (3.37m x 3.23m)

### Utility Room

4'7" x 11'0" (1.40m x 3.35m)

### Kitchen Breakfast Room

14'0" max x 10'10" (4.27m max x 3.30m)

## FIRST FLOOR

### Bedroom One (max)

12'5" x 10'11" (3.81m x 3.35m)

### Dressing Area

5'10" x 5'5" (1.79m x 1.64m)

### En-suite Shower Room

5'11 x 5'11 (1.80m x 1.80m)

### Bedroom Two

10'0" x 10'2" (3.04m x 3.10m)

### Bedroom Three (max)

9'1" x 5'10" (2.79m x 1.78m)

### Bathroom

11'9 x 6'4 (3.58m x 1.93m)

### Loft Room

7'0 x 17'10" (2.13m x 5.44m)

## EXTERIOR

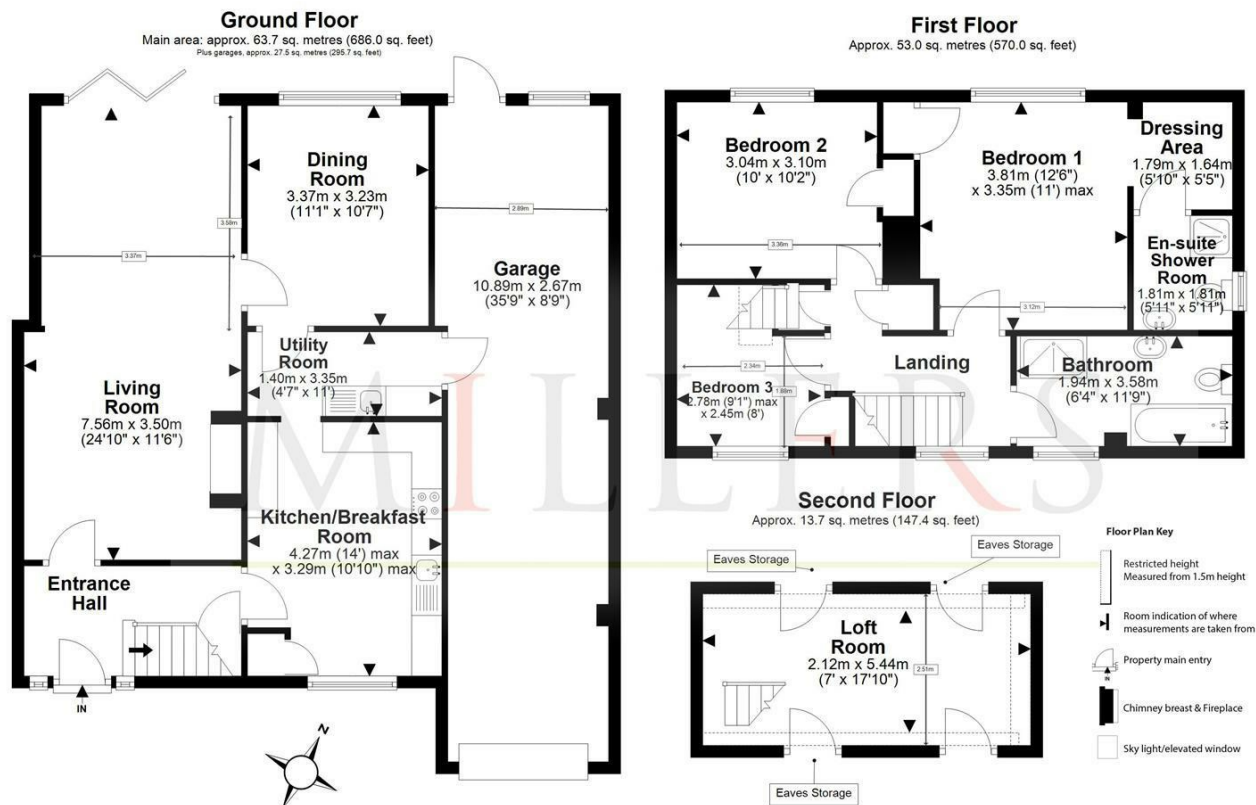
### Rear Garden

54'5" x 33'2" > 14'11" (16.61m x 10.13m > 4.57m)

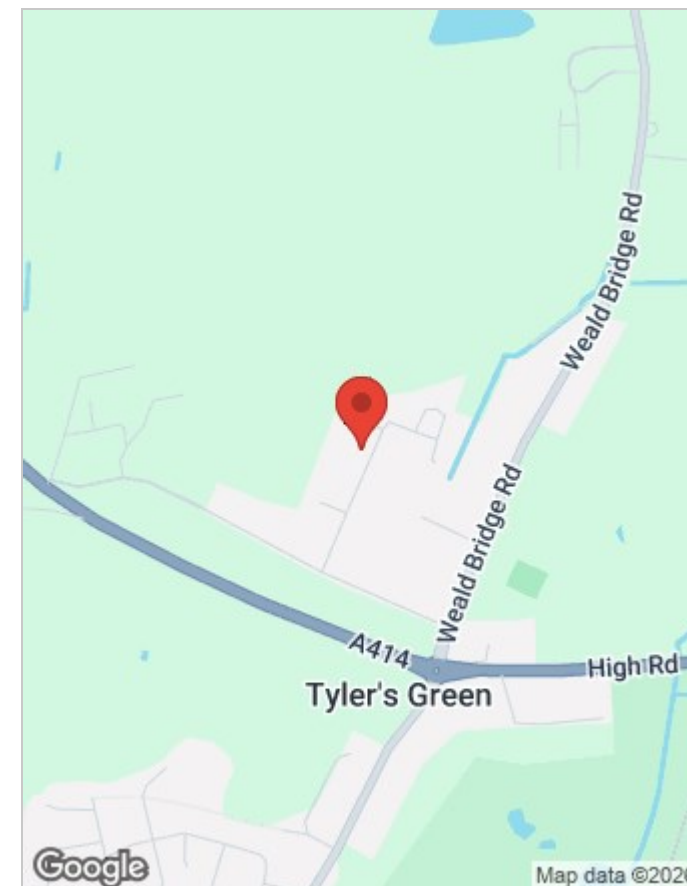
### Garage

35'9 x 8'9 (10.90m x 2.67m)





Main area: Approx. 130.4 sq. metres (1403.4 sq. feet)  
 Plus garages, approx. 27.5 sq. metres (295.7 sq. feet)  
**Total area including garage : approx. 157.9 sq metres (1699.1 sq feet)**  
 Our floor plans are intended to give a general indication of the proposed floor layout only and may vary in the finished building and overall footage



| Energy Efficiency Rating                    |                         |           | Environmental Impact (CO <sub>2</sub> ) Rating                  |                         |           |
|---------------------------------------------|-------------------------|-----------|-----------------------------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |                                                                 | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           | Very environmentally friendly - lower CO <sub>2</sub> emissions |                         |           |
| (92 plus) <b>A</b>                          |                         |           | (92 plus) <b>A</b>                                              |                         |           |
| (81-91) <b>B</b>                            |                         |           | (81-91) <b>B</b>                                                |                         |           |
| (69-80) <b>C</b>                            |                         |           | (69-80) <b>C</b>                                                |                         |           |
| (55-68) <b>D</b>                            |                         |           | (55-68) <b>D</b>                                                |                         |           |
| (39-54) <b>E</b>                            |                         |           | (39-54) <b>E</b>                                                |                         |           |
| (21-38) <b>F</b>                            |                         |           | (21-38) <b>F</b>                                                |                         |           |
| (1-20) <b>G</b>                             |                         |           | (1-20) <b>G</b>                                                 |                         |           |
| Not energy efficient - higher running costs |                         |           | Not environmentally friendly - higher CO <sub>2</sub> emissions |                         |           |
| <b>England &amp; Wales</b>                  | EU Directive 2002/91/EC |           | <b>England &amp; Wales</b>                                      | EU Directive 2002/91/EC |           |
|                                             |                         |           |                                                                 |                         |           |

## Viewing

Please contact our Millers Office on 01992 560555  
 if you wish to arrange a viewing appointment for this property or require further information.

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 of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.