



BAYNARD AVENUE, FLITCH GREEN

PRICE – £2,800 PCM

- 5 DOUBLE BEDROOM DETACHED HOUSE
- AVAILABLE IMMEDIATELY
- RECENTLY REFURBISHED KITCHEN DINER WITH INTEGRATED APPLIANCES
- LARGE LIVING ROOM
- BOOT ROOM & GROUND FLOOR WC
- EN-SUITE TO PRINCIPAL BEDROOM
- FAMILY BATHROOM AND SECONDARY FAMILY SHOWER ROOM
- SOUTH EASTERLY REAR GARDEN
- DOUBLE GARAGE
- OFF STREET PARKING

We are pleased to offer this fantastic 5 bedroom detached property to let, which is located within the popular Flitch Green development and boasts a large living room with bi-folding doors to rear garden, kitchen diner with integrated appliances, boot room, downstairs WC, en-suite to bedroom 1, 4 further bedrooms sharing the family bathroom and a secondary family shower room. Externally, the property benefits from off-street parking for 2 vehicles, a garage and a south-east facing rear garden.





With composite panel and obscure glazed front door opening into:

Entrance Hall

With obscure window to front, beach block flooring, stairs rising to first floor landing, wall mounted radiator, inset ceiling downlighting, doors to rooms.

Cloakroom

Comprising a close coupled WC, corner wash hand basin with mixer tap, half-tiled surround, obscure window to front, wall mounted chromium heated towel rail, inset ceiling downlighting, tiled flooring.

Living Room 19' 8" x 11' 4"

With feature bay window to front, wall mounted radiators, feature electric fireplace, Bi-folding doors to rear, ceiling lighting points, an array of power telephone and TV points and wood effect laminate floor.

Kitchen Diner 23' 7" x 11' 11"

Comprising a newly installed kitchen with eye and base level units and drawers with complimentary stone effect worksurface and splashback, large stainless steel sink unit with mixer tap over, 5-ring gas hob with splashback and extractor fan above, integrated oven, integrated fridge freezer, integrated dishwasher, window to front, inset ceiling downlighting, tiled flooring, breakfast bar, wall mounted contemporary radiator and further wall mounted radiator, bi-folding doors to the rear garden, power points, opening through to:

Boot Room

Comprising wall-to-wall storage cupboards with hanging rails and shelving within, wall mounted gas boiler, water softener, further understairs storage cupboard with fuseboard, tiled flooring, wall mounted radiator, glazed door to rear, inset ceiling downlighting.

First Floor Landing

Ideal for a study area with window to front, inset ceiling downlighting, stairs rising to second floor, wood effect laminate flooring, power point, doors to rooms.

Bedroom 1 - 11' 7" x 11' 4"

With window to front, ceiling lighting, built-in his & hers wardrobes, wall mounted radiator, power points, wood effect laminate flooring, door through to:

En-suite

Comprising an oversized fully tiled and glazed shower cubicle with integrated twin head, low level WC with integrated flush, wall mounted wash hand basin with mixer tap, inset ceiling downlighting, obscure window to rear, wall mounted heated towel rail, tiled flooring.

Bedroom 3 – 9'5" x 9'0"

With window to rear, ceiling lighting, wall mounted radiator, power points, wood effect laminate flooring.

Bedroom 4 – 9' 6" x 7' 10"

With window to front, ceiling lighting, wall mounted radiator, built-in wardrobe with hanging rail and shelving within, wood effect laminate flooring, array of power points.

Family Bathroom

Comprising a three piece suite of panel enclosed bath with mixer tap and shower attachment over, full-tiled surround with glazed shower screen, close coupled WC, vanity mounted wash hand basin with mixer tap and large vanity mirror above, obscure window to rear, inset ceiling downlighting, extractor fan, wall mounted chromium heated towel rail, tiled flooring.

Second Floor Landing

With access to loft, ceiling lighting, eaves storage, wall mounted radiator, power points, wood effect laminate flooring, further airing cupboard housing pressurised hot water cylinder, recess power and plumbing for washing machine, doors to rooms.

Bedroom 2 – 12' 5" x 11' 4"

With dormer window to front and Velux window to rear, ceiling lighting, wall mounted radiator, power points, wood effect laminate flooring.

Bedroom 5/Home Office - 12' 0" x 9' 3"

With dormer window to front, ceiling lighting, wall mounted radiator, TV telephone and power points, wood effect laminate flooring.

Family Shower Room

Comprising a fully tiled and glazed shower cubicle with integrated shower, close coupled WC, vanity mounted his & hers wash hand basin with tiled and mirrored splashback, Velux window to rear, ceiling lighting, extractor fan, contemporary wall mounted radiator, tiled flooring.

OUTSIDE

The Front

To the side of property there is shared access to rear parking area, supplying off street parking for two vehicles and access to a usable recreational room within the garage, with up and over doors, fitted carpet and power points. There is side gated access to rear garden.

Rear Garden

Very private south easterly facing garden, retained by closed boarded fencing, currently laid to lawn with garden shed and an array of mature trees.



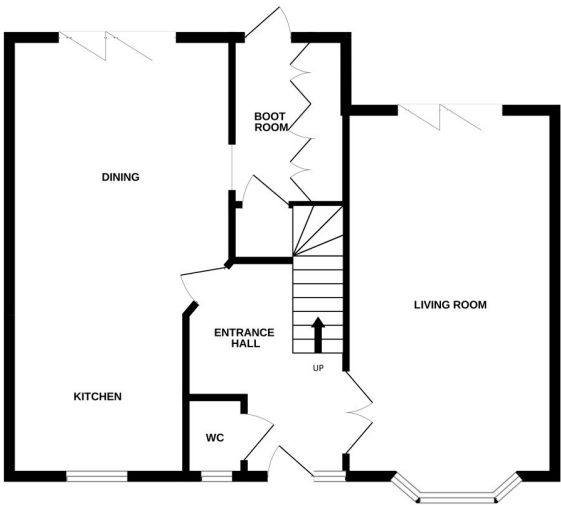
DETAILS

EPC

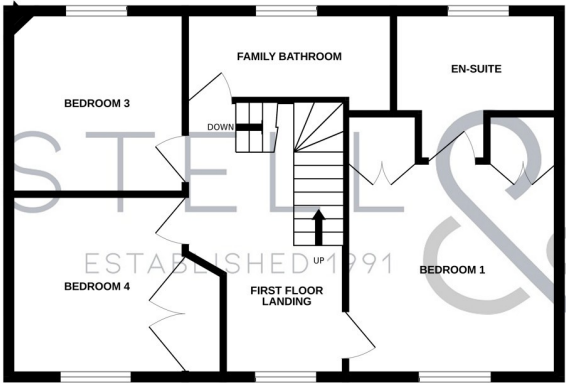
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		79 C
55-68	D	68 D	
39-54	E		
21-38	F		
1-20	G		

FLOOR PLAN

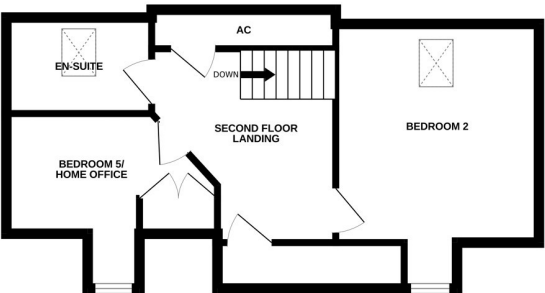
GROUND FLOOR
656 sq.ft. (61.0 sq.m.) approx.



1ST FLOOR
584 sq.ft. (54.2 sq.m.) approx.



2ND FLOOR
418 sq.ft. (38.8 sq.m.) approx.



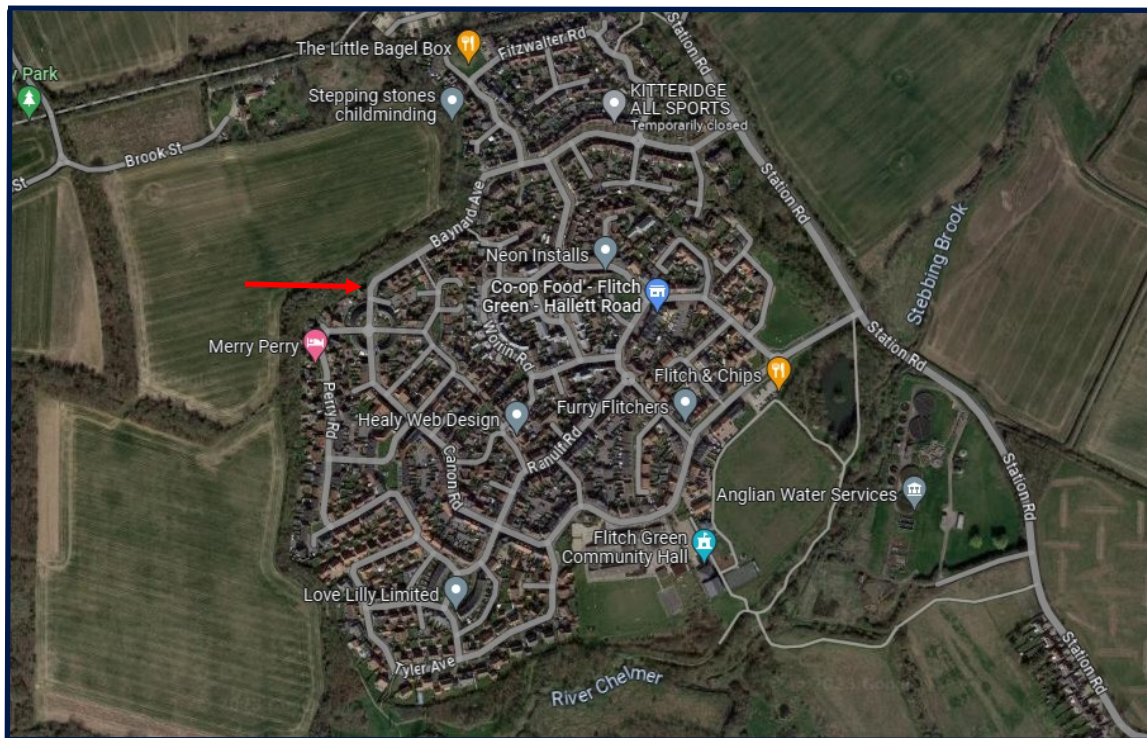
TOTAL FLOOR AREA : 1658 sq.ft. (154.0 sq.m.) approx.

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.
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GENERAL REMARKS & STIPULATIONS

Baynard Avenue 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. Further mainline station can also be found at Chelmsford with it's park-and-ride located on the north side of the city.

DIRECTIONS



FULL PROPERTY ADDRESS

79 Baynard Avenue, Flitch Green, Essex
CM6 3FD

COUNCIL TAX BAND

Band F

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 11/09/2026. 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

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Interested in Land acquisition?

Do you have a commercial property to sell or let?

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