



The Street, Takeley, CM22 6QP

- Available Immediately
 - Brand New House
 - Three Bedrooms
 - Ensuite
- Fitted Kitchen with Fitted Seimens Appliances
 - Ground Floor WC
 - Utility Room
 - 37' Rear Garden
- Ground Source Heat Pump (no gas)
 - Acoustic Glazing
- Parking to Front with EV Charger

£2,400 PCM (per calendar month) - Council Tax Band: TBC
Holding deposit equal to one weeks rent
Security deposit equal to five weeks rent

The Street

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Entrance Hall

Entrance door, stairs to first floor, under floor heating, tiled flooring.

Ground Floor WC

Low level WC, vanity wash hand basin, part tiled walls, under floor heating, tiled flooring.

Kitchen/Breakfast Room

13'7 x 13' (4.14m x 3.96m)

Double glazed window to front, underfloor heating, tiled flooring. Kitchen includes wall and base units, island unit providing a breakfast bar area, granite work tops with inset sink. Range of Seimens appliances include induction hob with extractor, oven, microwave, dishwasher, full height fridge and separate freezer.

Utility Room

6'11 x 5'9 (2.11m x 1.75m)

Part frosted double glazed door to side, Tiled flooring, underfloor heating, plumbing for washing machine, cupboard housing hot water system.

Reception Room

20'5 x 16' narrowing to 12'2 (6.22m x 4.88m narrowing to 3.71m)

Double glazed bi-folding doors to rear, double glazed windows to side and front, two sky lights, under floor heating, tiled flooring.

Landing

Carpet, stairs to ground floor, cupboard.

Bedroom One

12'11 x 10'5 (3.94m x 3.18m)

Double glazed window to rear, fitted wardrobe, radiator, carpet.

Ensuite

Low level WC, vanity wash hand basin, walk in shower enclosure, heated towel rail, tiled walls, tiled flooring.

Bedroom Two

13' x 9'3 (3.96m x 2.82m)

Double glazed window to front, radiator, carpet.

Bedroom Three

10' x 9'1 (3.05m x 2.77m)

Double glazed window to front, carpet, radiator, built in wardrobe.

Bathroom

Frosted double glazed window to rear, low level WVC, vanity wash hand basin, panelled bath with overhead shower, heated towel rail, tiled walls, tiled flooring.

Garden

37' (11.28m)

Side pedestrian access, patio, lawn.

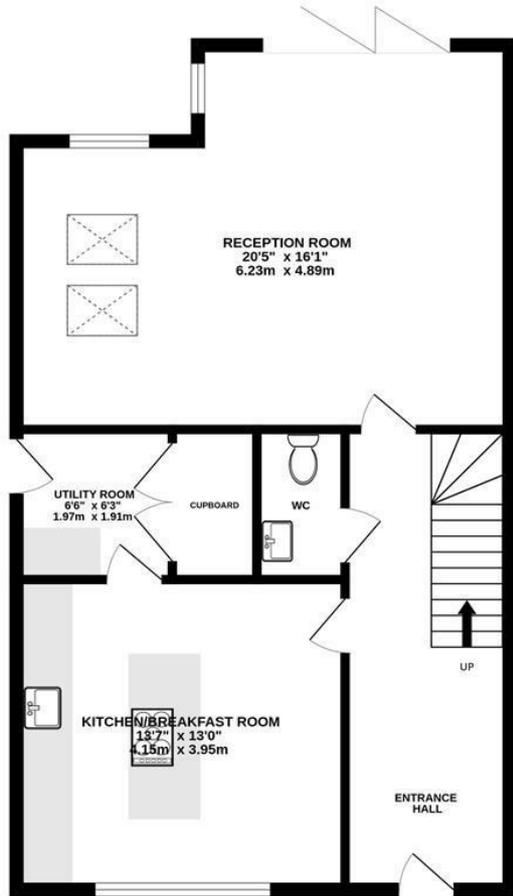
Parking

Private parking to front of property, EV charger.

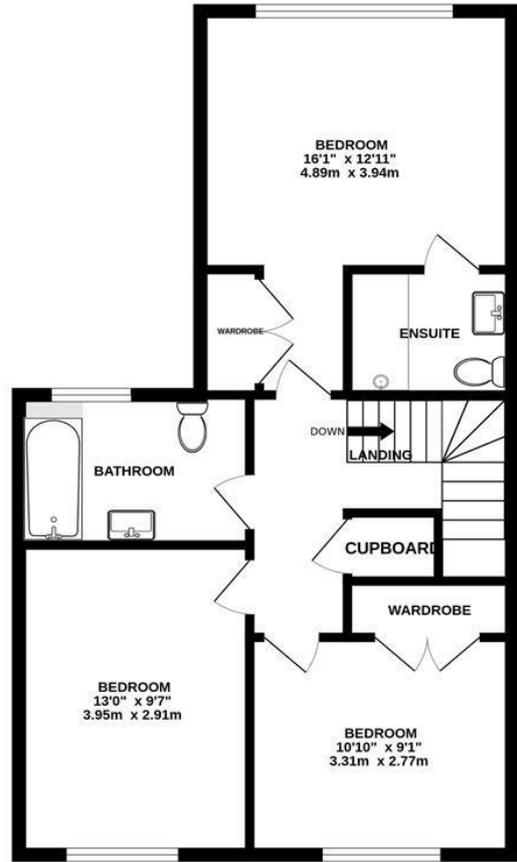




GROUND FLOOR
691 sq.ft. (64.2 sq.m.) approx.



1ST FLOOR
600 sq.ft. (55.8 sq.m.) approx.



TOTAL FLOOR AREA : 1291 sq.ft. (120.0 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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Tenant Fees:

Holding deposit is one week's rent
Tenancy deposit is five weeks' rent.

