# Daniel Brewer

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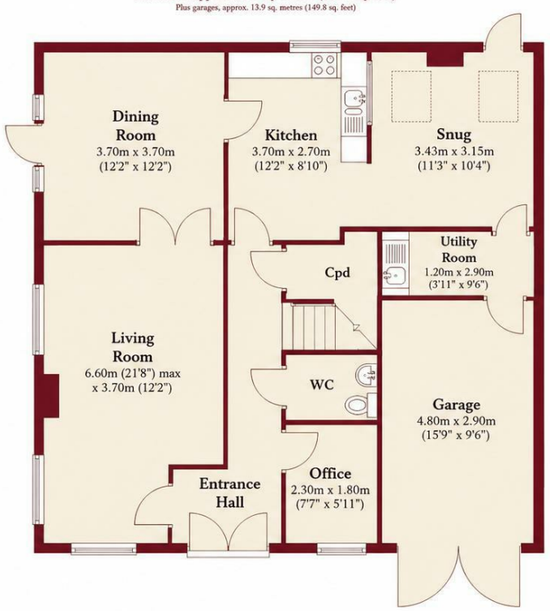
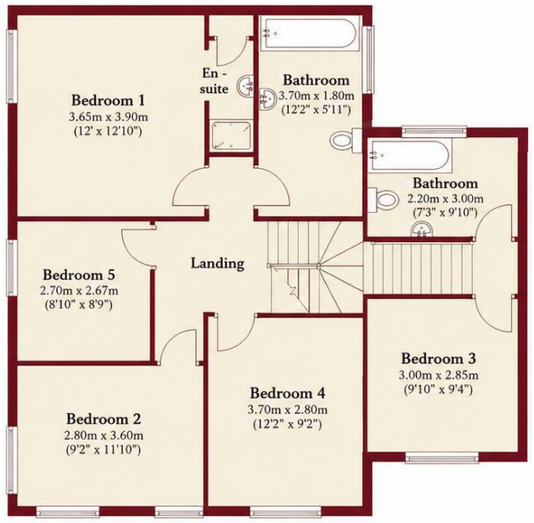
## Ground Floor

Main area: approx. 79.2 sq. metres (852.4 sq. feet)
Plus garages, approx. 13.9 sq. metres (149.8 sq. feet)




## First Floor

Approx. 81.6 sq. metres (878.1 sq. feet)




Main area: Approx. 160.8 sq. metres (1730.5 sq. feet)
Plus garages, approx. 13.9 sq. metres (149.8 sq. feet)


**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 firms employment has the authority to make or give any representation or warranty in respect of the property.



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# HIGH STREET, DEBDEN, SAFFRON WALDEN, ESSEX, CB11 3LE

## OFFERS OVER £750,000

# HIGH STREET
# DEBDEN
# SAFFRON WALDEN
# ESSEX
# CB11 3LE

*Commanding a central position in the highly sought-after village of Debden, this impressive five-bedroom detached former chapel combines character, space and period charm. Set behind gated driveway parking with a single garage and wraparound gardens, this unique home offers generous and versatile accommodation throughout. The ground floor comprises an elegant living room, formal dining room, well-appointed kitchen, cosy snug, home office, utility room, cloakroom and welcoming entrance hall. On the first floor are five well-proportioned bedrooms, including a principal bedroom with en-suite shower room, together with two family bathrooms. Retaining a wealth of original period features, this exceptional former chapel seamlessly blends historic character with comfortable modern family living, creating a truly distinctive home in the heart of this highly regarded village.*

**Family Bathroom**
Double glazed opaque window to side aspect, enclosed bath with mixer taps, separate shower over with glass screen, wash hand basin with vanity drawer below, W.C, heated towel rail, wood effect flooring, inset spotlights, extractor fan.

**Additional Bathroom**
Double glazed window to rear aspect, enclosed bath with mixer taps & shower attachment, W.C, wash hand basin with pedestal, part tiled wall, wall mounted electric heater.

**Wraparound Gardens**
To the side of the property is a raised decked area leading to a shingle garden. To the front of the property is an additional sunken shingle garden enclosed by mature hedging. A paved pathway leads around the back of the property.

**Integral Single Garage With Gated Driveway Parking**
To the front of the property, a shingle driveway provides off road parking for multiple vehicles and is accessed via a five-bar timber gate. The driveway leads to an integral single garage, which benefits from power and lighting, double garage doors to the front, and an access door providing internal entry to the utility room.

- Commanding A Central Position Within The Highly Regarded Village Of Debden
- Impressive Five Bedroom Detached Former Chapel Full Of Character And Charm
- Gated Driveway Providing Ample Off-Road Parking With Single Garage
- Attractive Wraparound Courtyard Gardens
- Two Reception Rooms & Home Office
- Kitchen Complemented By A Snug & Utility Room
- Entrance Hall & Cloakroom
- En-Suite Shower Room & Two Family Bathrooms
- Versatile Living Layout
- Viewing Advised

**Entrance Hall**
Accessed Via Solid wood double front door:- radiator with cover, stairs rising to the first floor landing, under stairs storage cupboard, doors to.

**Cloakroom**
W.C, wash hand basin with vanity unit below, part wood panelled walls.

**Office**
7'7" x 5'11" (2.31m x 1.80m)
Double glazed window to front aspect, radiator, power points.

**Living Room**
21'8" x 12'2" (6.60m x 3.71m)
Double glazed windows to multiple aspects with window seat to one elevation, feature red brick fireplace with open fire, radiator with cover, power points, T.V point, door to.

**Dining Room**
12'2" x 12'2" (3.71m x 3.71m)
Double glazed full height windows to side aspect, partly glazed single door to side aspect, radiator, power points, door to.

**Kitchen**
12'2" x 8'10" (3.71m x 2.69m)
Double glazed window to rear aspect, base and eye level units with complementary working surfaces over, inset 1 1/2 bowl sink with drainer unit, inset cooker, electric hob, integrated dishwasher, integrated fridge, power points, part tiled walls, opening to.

**Snug**
11'3" x 10'4" (3.43m x 3.15m)
Two Velux windows, partly glazed single door to rear aspect, tiled flooring, power points, feature brick fireplace, wall mounted electric heater. door to.

**Utility Room**
9'6" x 3'11" (2.90m x 1.19m)
Inset sink, space for washing machine, space for tumble dryer, tiled flooring, power points, door to integral garage.

**First Floor Landing**
Split level landing, power points, book case shelving, doors to.

**Principal Bedroom**
12' x 12'10" (3.66m x 3.91m)
Window to side aspect, vaulted ceiling with exposed timbers, radiator with cover, power points, opening to.

**En-Suite Shower Room**
Enclosed shower cubicle with glass enclosure, wash hand basin with vanity unit.

**Bedroom Two**
11'10" x 9'2" (3.61m x 2.79m)
Windows to multiple aspects with port hole window, vaulted ceiling with exposed timbers, radiator, power points.

**Bedroom Three**
9'10" x 9'4" (3.00m x 2.84m)
Window to front aspect, power points, wall mounted electric heater.

**Bedroom Four**
12'2" x 9'2" (3.71m x 2.79m)
Double glazed window to front aspect, exposed timbers, radiator with cover, power points.

**Bedroom Five**
8'10" x 8'9" (2.69m x 2.67m)
Double glazed window to side aspect, radiator, power points.