



53 WORRIN ROAD

Dunmow, CM6 3FU

£625,000



COMMERCIAL | RESIDENTIAL | LETTINGS

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- 6 Bedrooms
- Detached Family Home
- Four Bathrooms
- Large Kitchen
- Double Garage
- Office Above Garage
- Popular Location
- Amazing Value





Property Description

THE PROPERTY

This stunning detached executive family residence overlooks a small green and benefits from a double garage with studio above.

The spacious accommodation comprises of six double bedrooms including a large master bedroom and en-suite, three further bathroom/shower rooms, a cloakroom, reception hallway, utility room, dual aspect living room, dining room and a large kitchen with patio doors leading out to the rear garden.

The property also benefits from driveway parking with access to a double garage which has a useful office above - perfect as a work from home office or a potential separate annexe.

Freehold
 EPC - D
 Council Tax band - G
 All main services connected

THE LOCATION

Fritch Green is one of the most popular CM6 developments due to the fantastic array of amenities on offer.

The development has managed to retain a village feel due to its stunning countryside walks and large green areas.

The Fritch Green Academy School is well respected within the local community the local Co-op provides all the essentials for the local community, and furthermore a range of food

vans provide variety throughout the week.

Entrance Hall

Cloakroom

Kitchen

20' 6" x 15' 8"

Utility Room

6' 8" x 5' 11"

Dining Room

11' 9" x 11' 3"

Living Room

18' 9" x 11' 8"

First Floor Landing

Master Bedroom

16' 9" x 12' 1"

Ensuite

7' 8" x 7' 1"

Bedroom Two

12' 10" x 11' 8"

Ensuite

8' 3" x 5' 8"

Bedroom Three

11' 2" x 10' 10"

Family Bathroom

10' 6" x 5' 8"

Second Floor Landing

Bedroom Four

13' 10" x 12' 0"

Bedroom Five

11' 10" x 11' 10"

Bedroom Six

11' 10" x 8' 8"

Shower Room







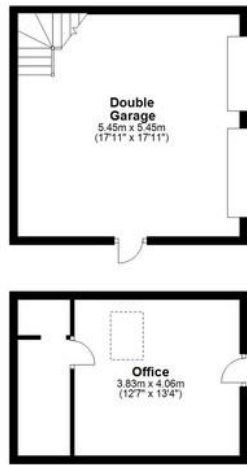
Double Garage

17' 11" x 17' 11"

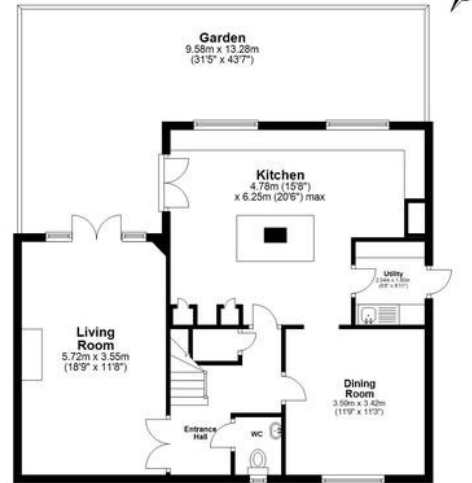
Office

13' 4" x 12' 7"

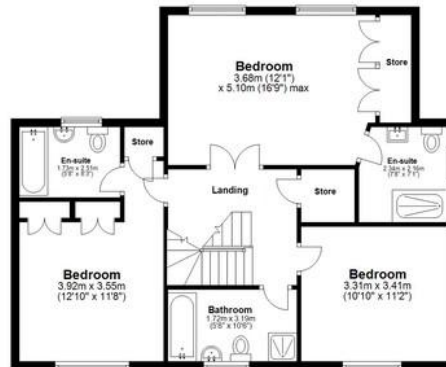
Outbuilding
Approx. 50.8 sq. metres (544.5 sq. feet)



Ground Floor
Approx. 74.0 sq. metres (796.3 sq. feet)



First Floor
Approx. 76.3 sq. metres (821.0 sq. feet)



Second Floor
Approx. 49.9 sq. metres (536.7 sq. feet)



Total area: approx. 250.7 sq. metres (2698.5 sq. feet)

This floor plan has been created by a third party and should be used as a general outline for guidance only. Any areas, measurements or distances quoted are approximate and any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and/or full survey as to the correctness of each statement. We accept no responsibility or liability for any loss whatsoever that may arise as a result of this plan and the information contained within.

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Worrin Road

COUNCIL TAX BAND

Tax band G

TENURE

Freehold

LOCAL AUTHORITY

Uttlesford District Council

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		

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