

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.

Daniel Brewer

51 High Street
Great Dunmow
Essex, CM6 1AE

Telephone • 01371 856585
Website • www.danielbrewer.co.uk
E-mail • info@danielbrewer.co.uk

Daniel Brewer

51 High Street
Great Dunmow
Essex, CM6 1AE

Telephone • 01371 856585
Website • www.danielbrewer.co.uk
E-mail • info@danielbrewer.co.uk









ST. MARYS PLACE, LITTLE DUNMOW, DUNMOW

OFFERS OVER £500,000



ST. MARYS PLACE
LITTLE DUNMOW
DUNMOW

Nestled in the charming area of St. Marys Place, Little Dunmow, this extended four bedroom semi-detached family home offers a perfect blend of comfort and practicality. With a spacious reception room, the property provides an inviting atmosphere for both relaxation and entertaining.

The well-appointed kitchen, complete with a useful utility room, is ideal for cooking family meals. The addition of a garden room allows for an abundance of natural light, creating a warm and welcoming space to enjoy throughout the year. A convenient boot room and a ground floor shower room enhance the functionality of the home, making it suitable for busy family life.

Upstairs, you will find four generously sized bedrooms, providing ample space for family members or guests. The two bathrooms ensure that morning routines run smoothly, catering to the needs of a growing family.

Outside, the generous rear garden is a delightful feature, backing onto playing fields then onto the Flitch Way, which offers a serene backdrop for outdoor activities and relaxation. With parking available for multiple vehicles and a double length garage, this property is perfect for families with multiple cars or those who enjoy hosting visitors.



























- **Extended Four Bedroom Semi-Detached Family Home**
- **Generous Rear Garden Backing Onto Playing Fields & The Flitch Way**
- **Ample Driveway Parking & Double Length Garage**
- **Quiet No Through Road In A Desirable Village**
- **Lounge/Dining Room**
- **Kitchen & Utility Room**
- **Boot Room**
- **Garden Room**
- **Family Bathroom & Shower Room**
- **Air Source Heat Pump**

Entrance Hall
10'9" x 13'3" (3.292 x 4.063)
Entered via front door, window to front aspect, wood effect flooring, under stairs storage cupboard, stairs rising to first floor landing, door leading to:-

Lounge/Dining Room
23'3" x 12'4" (7.110 x 3.774)
Internal window into conservatory, French doors leading to conservatory, wood burning stove, wood effect flooring, two radiators, door leading to:-

Kitchen
10'1" x 10'2" (3.090 x 3.118)
Window to front aspect, fitted with a range of eye and base level units with wooden working surface over, tiled splash backs, under counter lighting, space for range cooker with extractor fan over, inset one and 3/4 bowl sink with mixer tap, integrated dishwasher, space for fridge/freezer, Amtico flooring, door leading to:-

Boot Room
10'0" x 5'5" (3.069 x 1.673)
Window to side aspect, door to side aspect leading to garden and driveway, fitted with a range of eye and base level units with wooden working surface over, inset one and half bowl sink and drainer unit, tiled flooring, radiator.

Utility Room
6'6" x 5'11" (1.987 x 1.813)
Window to front aspect, space for washing machine, space for tumble dryer, tiled flooring.

Shower Room
8'11" x 5'9" (2.722 x 1.766)
Opaque window to side aspect, fitted with a fully tiled shower cubicle with glass enclosure, low level W.C, wash hand basin with vanity unit, wall mounted heated towel rail, Amtico flooring.

Garden Room
22'6" x 16'4" (6.865 x 4.981)
Windows to multiple aspects, three Velux windows,







French Doors to rear aspect leading to rear garden, wood effect flooring, wall mounted air con unit.

First Floor Landing
7'11" x 16'2" (2.435 x 4.933)
Two windows to front aspect, stairs rising to second floor landing, doors leading to:-

Bedroom One
10'2" x 12'7" (3.124 x 3.840)
Window to rear aspect, radiator.

Bedroom Two
10'6" x 10'3" (3.204 x 3.126)
Window to rear aspect, radiator.

Family Bathroom
6'10" x 7'9" (2.100 x 2.377)
Window to front aspect, window to side aspect, fitted with a panel enclosed corner bath, his and her sink and W.C all within concealed vanity unit, tiled walls, wall mounted heated towel rail.

Second Floor Landing
Doors leading to:-

Bedroom Three
8'3" x 13'2" (2.525 x 4.014)
Window to rear aspect, fitted wardrobes, radiator.

Bedroom Four
8'4" x 9'2" (2.558 x 2.801)
Window to rear aspect, fitted wardrobes, radiator.

Driveway Parking
The front of the property offers ample driveway parking for multiple vehicles with gates leading to further parking and double length garage.

Double Length Garage
With electric roller door, power and lighting.

Garden
The garden is a great size and backs onto playing fields and the Flitch Way. It is made up of mainly lawn with a variety of mature shrubs, trees and flower beds. Directly to the rear of the property is a decked area perfect for entertaining whilst at the foot of the garden is an allotment.

