



Priory Close

Freehold
Tax Band: D

Flitch Green, Dunmow, CM6 3UW

Offers In Excess Of £375,000



Boasting a generous CORNER PLOT with very spacious rear garden, 17' DUAL ASPECT lounge/diner & modern kitchen is this THREE DOUBLE bedroom LINK-DETACHED property. Benefiting from a CARPORT with parking for two vehicles with ample further on-street parking available, STILL UNDER NHBC WARRANTY and ideally set in a quiet CUL-DE-SAC location with convenient access to local schools, amenities & A120/M11. Ideal for first time buyers!!



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The accommodation, with approximate room sizes, is as follows:

GROUND FLOOR ACCOMMODATION:

ENTRANCE HALL:

Double glazed window to front aspect, stairs to first floor, radiator, Amtico flooring and smooth ceiling.

CLOAKROOM:

Opaque double glazed window to front aspect, low level WC, pedestal wash hand basin with tiled splash back, radiator, tiled flooring and smooth ceiling.

LOUNGE / DINER:

17'8 x 17'4 (5.38m x 5.28m)

Double glazed windows to side aspect, under stairs storage cupboard, radiator, Amtico flooring and smooth ceiling. French doors to rear garden.

KITCHEN:

11'5 x 10'2 (3.48m x 3.10m)

Double glazed window to rear aspect, a series of matching base and wall units, edged work surfaces in Granite incorporating a one and a half bowl sink with central mixer tap and drainer, built-in oven, gas hob with extractor hood over, integrated fridge/freezer, dishwasher and washing machine, wall-mounted boiler (in cupboard), radiator, tiled flooring and smooth ceiling with sunken spotlights.

FIRST FLOOR ACCOMMODATION:

LANDING:

Airing cupboard, loft access, carpeted flooring and smooth ceiling.

MASTER BEDROOM:

10'9 x 10'5 (3.28m x 3.18m)

Double glazed window to rear aspect, built-in wardrobes, radiator, carpeted flooring and smooth ceiling.

BEDROOM TWO:

14'1 x 10'9 (4.29m x 3.28m)

Double glazed window to rear aspect, radiator, carpeted flooring and smooth ceiling.

BEDROOM THREE:

13'1 x 6'10 (3.99m x 2.08m)

Double glazed windows to front aspect, radiator, carpeted flooring and smooth ceiling.

FAMILY BATHROOM:

Opaque double glazed window to front aspect, panelled bath with central mixer tap and shower over, low level WC, inset wash hand basin with tiled splash back, shaver point, extractor fan, heated towel rail, tiled flooring and smooth ceiling with sunken spotlights.

EXTERIOR:

REAR GARDEN:

Very generously sized rear garden comprising patio area, raised decking area with large Summer House, remainder laid to lawn with gated side access to carport.

CARPORT & PARKING:

Carport with driveway parking for two vehicles. Further on-street parking available for several vehicles.

AGENTS NOTES:

Council Tax Band: D

For further information regarding this property, please contact Hamilton Piers.



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All measurements are a guide only and, therefore, can be approximated in some cases. If purchasing, fixtures and fittings, apart from those mentioned in the particulars, are to be agreed with the seller. Some particulars, please note, may also be awaiting the seller's approval. If clarification or further information is required, please contact us.

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