



High Road, North Weald

Guide Price £825,000



**MILLERS**  
ESTATE AGENTS

**\* CHARMING & MODERN \* SEMI DETACHED \*  
EXTENDED FAMILY HOME \* BEAUTIFULLY  
PRESENTED \* GATED DRIVEWAY \* CLOSE TO SHOPS  
& COUNTRYSIDE \* APPROX. 1,383 SQ FT VOLUME \***

A charming four-bedroom semi-detached home offering extended accommodation that perfectly blends character with modern living. The beautifully finished property enjoys a secluded position behind iron gates & is within a short walk to both village shops & open countryside.

As you step inside, you are greeted by an inviting entrance porch & hallway that leads to an open plan living and dining area featuring a cosy fireplace & central TV focal point, perfect for those chilly evenings. The inner hallway guides you to a beautifully finished kitchen breakfast room overlooking the rear garden, complete with a convenient cloakroom & WC, enhancing the practicality of the home. A family room is situated to the side, adding another dimension to the accommodation.

The first floor boasts four double bedrooms, one of which has a stunning en-suite shower room. Two of the bedrooms are equipped with wardrobes, while the fourth bedroom is currently used as a walk-in dressing room with beautifully fitted mirrored wardrobes. The family bathroom features a white suite, including a stand-alone bath, creating a delightful retreat that adds a touch of grandeur.

Outside, the property continues to impress with a gravel driveway providing parking for several vehicles, securely positioned behind iron gates. A lovely lawn garden leads to the side entrance & the rear garden is a true oasis. It features a spacious patio area perfect for alfresco dining, an expansive lawn with mature shrubs, hedge borders & a home office, adding further functionality.

With its convenient location close to the village school and shops, this property offers the ideal blend of history, character, and modern comfort. Don't miss the opportunity to make this enchanting home yours and create lasting memories in this picturesque setting.





## GROUND FLOOR

### Porch

7'2" x 3'5" (2.18m x 1.04m)

### Living Room

12'8" x 14'11" (3.85m x 4.55m)

### Dining Area

10'2" x 9'1" (3.11m x 2.76m)

### Kitchen Breakfast Room

13'5" x 15'2" (4.08m x 4.62m)

### Family Room

14'0" x 8'10" (4.27m x 2.69m)

### Cloakroom WC

7'2" x 2'7" (2.18m x 0.79m)

## FIRST FLOOR

### Bedroom One

12'9" x 11'9" (3.88m x 3.57m)

### En-suite Shower Room

6'7" x 5'8" (2.01m x 1.73m)

### Bedroom Two

10'11" x 8'5" (3.32m x 2.57m)

### Bedroom Three

9'7" x 8'10" (2.92m x 2.69m)

### Bedroom Four

10'1" x 9'3" (3.08m x 2.82m)

### Bathroom

7'5" x 8' (2.26m x 2.44m)

## EXTERNAL AREA

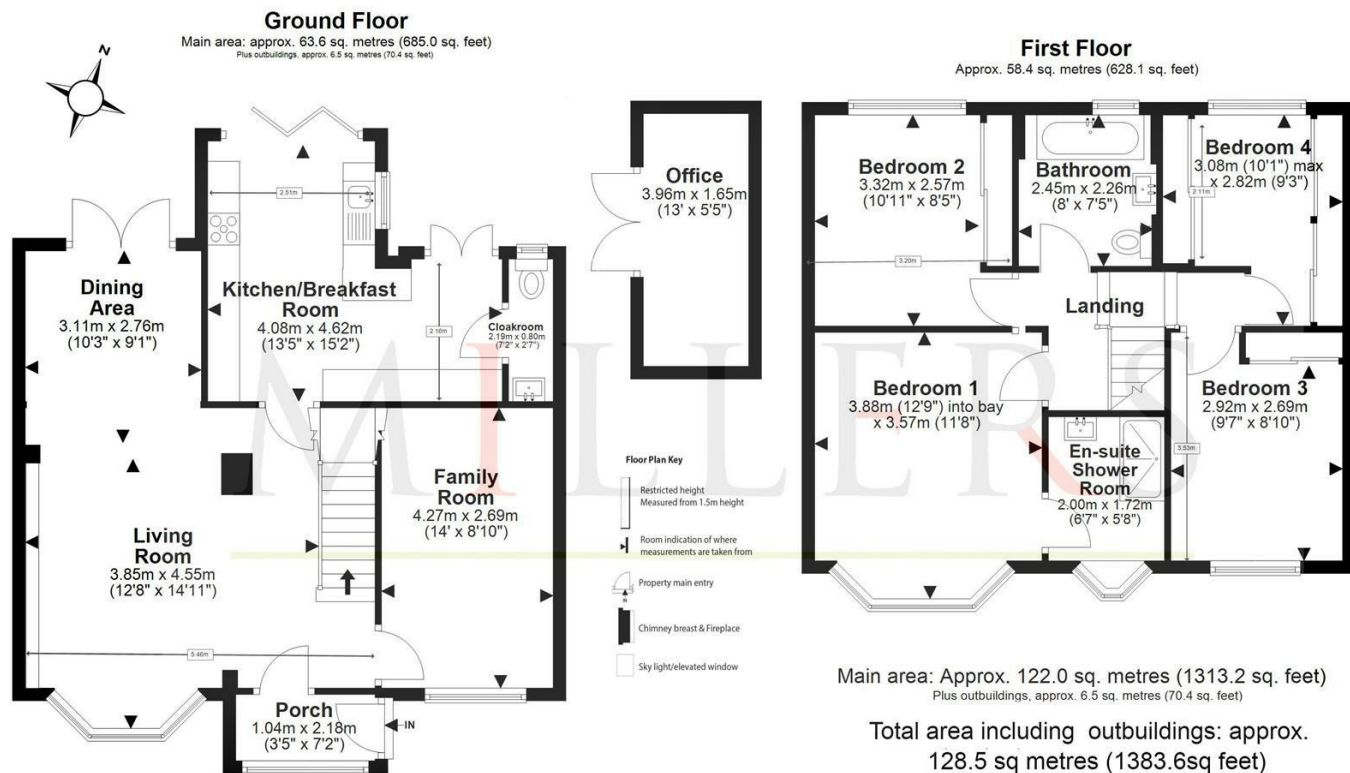
### Rear Garden

63'9" x 55'5" (19.43m x 16.89m)

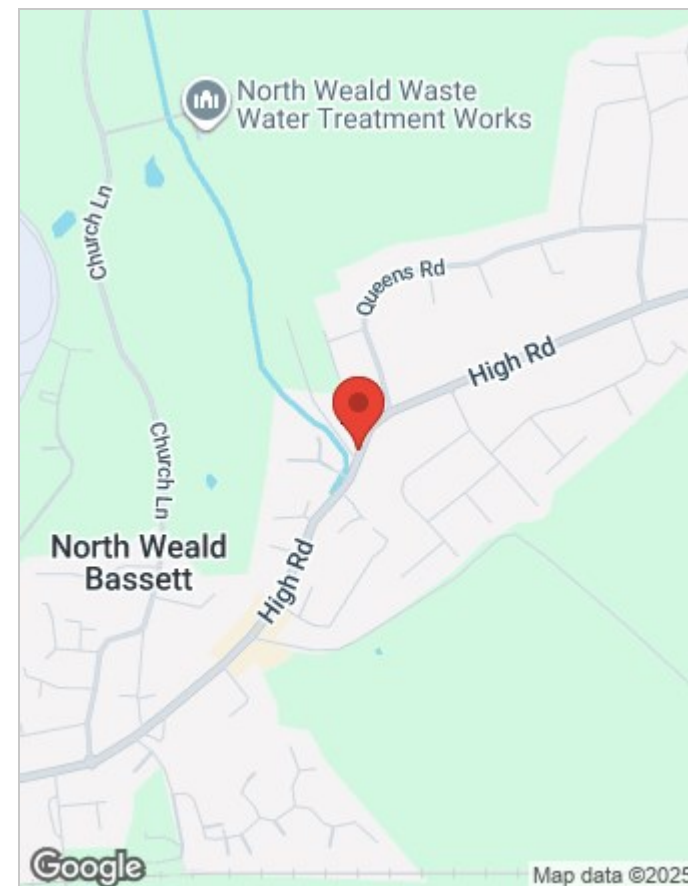
### Office

13'0" x 5'5" (3.96m x 1.65m)





Our floor plans are intended to give a general indication of the proposed floor layout only and may vary in the finished building and overall footage



## Viewing

Please contact our Millers Office on 01992 560555 if you wish to arrange a viewing appointment for this property or require further information.

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 of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating			
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>			(92 plus) <b>A</b>		
(81-91) <b>B</b>			(81-91) <b>B</b>		
(69-80) <b>C</b>			(69-80) <b>C</b>		
(55-68) <b>D</b>			(55-68) <b>D</b>		
(39-54) <b>E</b>			(39-54) <b>E</b>		
(21-38) <b>F</b>			(21-38) <b>F</b>		
(1-20) <b>G</b>			(1-20) <b>G</b>		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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