

Paul Mason Associates

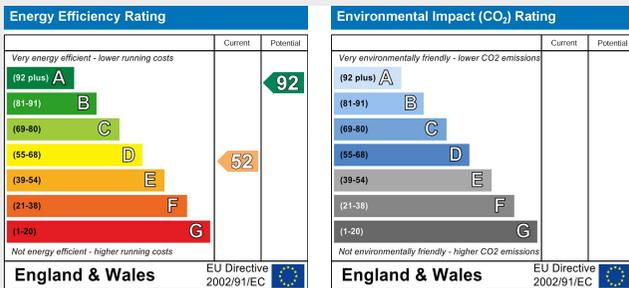


Langdale, Great Notley, Essex, CM77 7XA

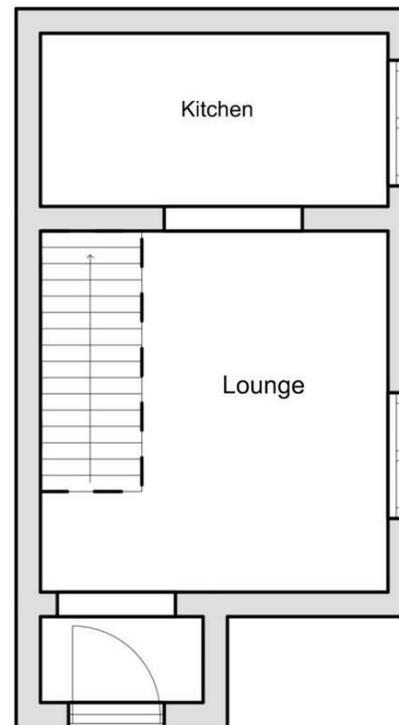
Offers in excess of £250,000

- Double bedroom
- First floor refitted bathroom
- Lounge
- Modern kitchen
- Boarded and carpeted loft space
- Private fenced garden
- Two allocated parking spaces
- Close to the local amenities
- Well presented throughout
- EPC - E

A modern one bedroom freehold house with a large private garden and two allocated parking spaces, situated on the desirable Whites Court development. The property has been updated in recent years and benefits from a refitted bathroom and contemporary kitchen, spacious lounge, double bedroom and first floor bathroom. There is an addition of a loft space which has been insulated, boarded and carpeted. Externally the property features a private garden which is fenced to four sides and includes a paved patio seating area, ideal for entertaining. The property also comes with two allocated parking spaces. A short distance away is the Great Notley centre with shops, doctors and a supermarket. Further on is the Great Notley Country Park offering wonderful walks and large children's play area plus Chelmsford City Racecourse.



Ground floor



First floor

Distances

Great Notley Centre - 0.7 miles
Great Notley Country Park and
Discovery Centre - 0.7 miles
Braintree Train Station - 1.8
miles
Chelmsford City Racecourse -
1.9 miles
Chelmsford City Centre - 10.1
miles
London Stansted Airport - 14.3
miles

All mileages are approx.

Accommodation

GROUND FLOOR

Entrance Lobby

Entrance door opening to:

Lounge

3.71m x 3.65m (12'2" x 11'11")
Window to front and stairs to the
first floor. Understairs recess
and inset ceiling lights.

Kitchen

3.62m x 1.67m (11'10" x 5'5")
Window to front. Units fitted to
eye and base level finished with
solid wood work surfaces and
inset butler style sink with mixer
taps. Part tiled walls. Built-in
oven, hob and extractor.
Integrated dishwasher, space
for fridge/freezer and washing

machine. Tiled floor and inset
ceiling lights.

FIRST FLOOR

Landing

Fitted storage cupboard and
wardrobes with mirror sliding
doors. Access to loft space
which is insulated, boarded and
carpeted, power and lighting
connected.

Bedroom

3.64m > 2.65m x 3.45m (11'11" >
8'8" x 11'3")
Window to front and inset
ceiling lights.

Bathroom

Obscure window to front.
Refitted white suite comprising
bath with mixer taps and
independent shower over, wash
hand basin with vanity unit below
and low level WC. Tiled walls
and inset ceiling lights.

EXTERIOR

Private Garden

Paved patio area with the
remainder finished with
decorative stones. Fenced
borders and gate with footpath
leading to the entrance door.

Parking

Two allocated parking spaces.

Services

Gas central heating, mains
water and drainage.

Viewings.

Strictly by appointment only
through the selling agent Paul
Mason Associates on 01245
382555.

Important Notices.

We wish to inform all
prospective purchasers that we
have prepared these particulars
including text, photographs and
measurements as a general
guide. Room sizes should not be
relied upon for carpets and
furnishings. We have not
carried out a survey or tested
the services, appliances and
specific fittings. These
particulars do not form part of a
contract and must not be relied
upon as statement or
representation of fact.



Paul Mason Associates

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Paul Mason Associates Limited Registered in England Number - 6767946
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