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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.

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NEWBIGGEN STREET, THAXTED, DUNMOW, ESSEX, CM6 2QR  
OFFERS OVER £525,000





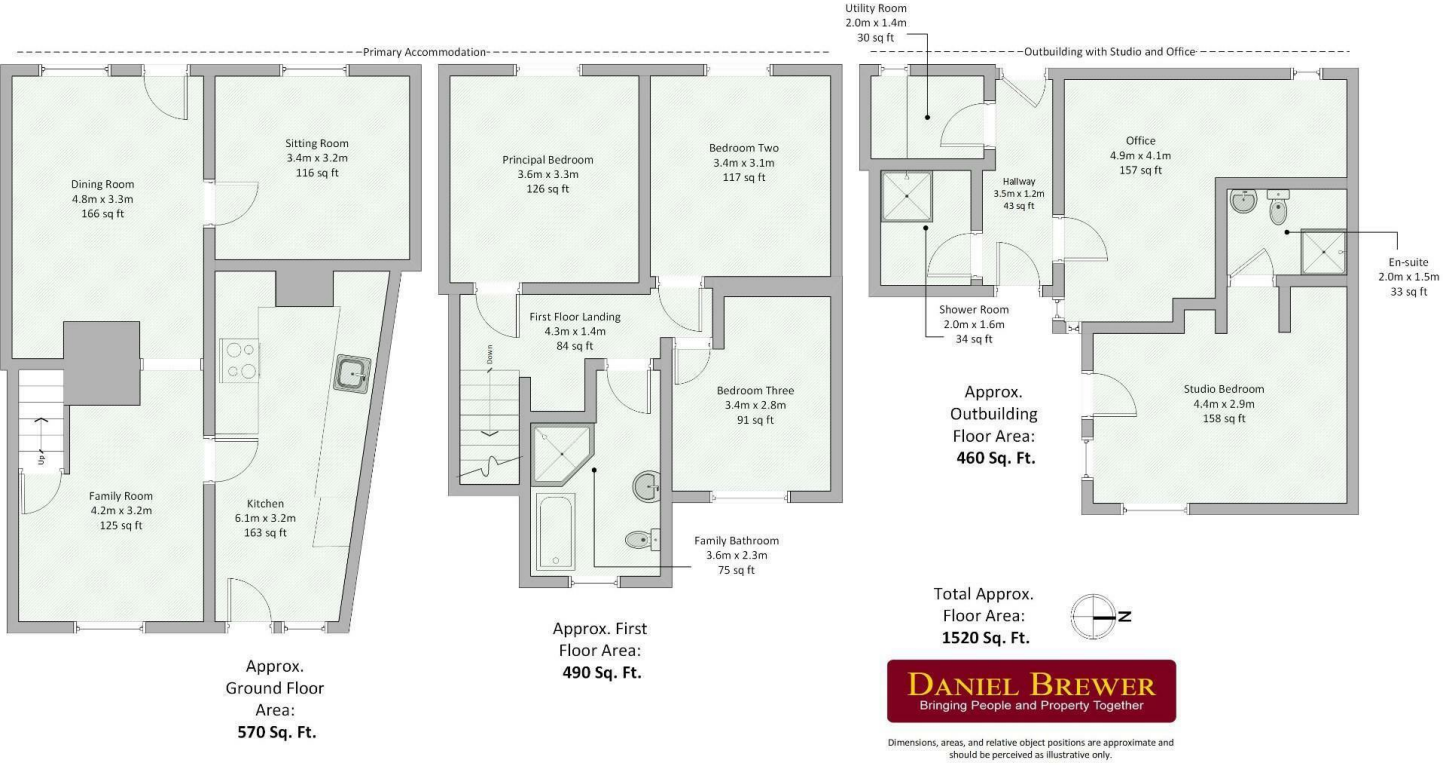
NEWBIGGEN STREET  
THAXTED  
DUNMOW  
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CM6 2QR

\*\*\*No Onward Chain\*\*\* Situated in the heart of the thriving medieval market town of Thaxted, this charming three-bedroom Grade II listed cottage offers characterful accommodation along with the rare benefit of a separate office and studio.



The ground floor comprises a sitting room, dining room, family room and kitchen, providing versatile living space ideal for both everyday life and entertaining. To the first floor are three well-proportioned bedrooms and a family bathroom.

Externally, the property enjoys an enclosed rear garden and a detached outbuilding currently arranged as a studio/bedroom with en-suite, office/bedroom five, utility room and shower room. The outbuilding offers excellent flexibility and could be converted back to garaging, if desired.







**Dining Room**

15'10" x 10'8" (4.83m x 3.25m) Window to front aspect, feature brick fireplace with inset wood burning stove, exposed timbers, solid wood flooring, cast iron radiator, power points, built-in storage cupboard, opening to.

**Sitting Room**

10'2" x 9' (3.10m x 2.74m) Window to front aspect, feature fireplace, exposed timbers, exposed floorboards, radiator, power points.

**Family Room**

12'1" x 11'1" (3.68m x 3.38m) Window to rear aspect, feature brick fireplace, solid wood flooring, radiator, power points.

**Kitchen**

20' x 9'2" (6.10m x 2.79m) Window to rear aspect, Velux window, base and eye level units with Granite working surfaces over & Granite upstands, inset Butler sink with Granite drainer, Rangemaster cooker with extractor over, integrated dishwasher, space for American style fridge/freezer, inset wine cooler, inset spotlights, exposed chimney breast, exposed timbers, power points, tiled flooring, heated towel rail.

**First Floor Landing**

Exposed timbers, power points, doors to.

**Principal Bedroom**

11'8" x 10'10" (3.56m x 3.30m) Window to front aspect, exposed timbers, exposed floorboards, cast iron radiator, T.V point, power points.

**Bedroom Two**

11'1" x 10'4" (3.38m x 3.15m) Window to front aspect, cast iron radiator, power points.

**Bedroom Three**

11'2" x 8'8" (3.40m x 2.64m) Windows to rear aspect, exposed chimney breast, radiator, power points.



- Three Bedroom Grade II Listed Character Cottage
- Outbuilding Providing Additional Accommodation Including A Potential Further Two Bedrooms
- Approximately 1520 Square Feet Of Accommodation (Including Outbuilding)
- Enclosed Rear Garden
- Three Reception Rooms
- Kitchen
- Bathroom
- Various Period Features
- Walking Distance To Local Amenities
- Viewing Advised







**Family Bathroom**

Window to rear aspect, freestanding claw foot bath with mixer taps & shower attachment, enclosed shower cubicle, W.C with Victorian style cistern, wash hand basin with pedestal, heated towel rail, part tiled walls, tiled flooring.

**Studio/Bedroom With En-Suite**

13'7" x 14'7" (4.14m x 4.45m)

The studio/bedroom measures:- 14'2" x 11'3" (4.32m x 3.43m) boasting Sash windows to multiple aspects, wall mounted electric heater, solid wood flooring, inset spotlights, power points, door to en-suite shower room.

**Office/Bedroom Five, Shower Room, Utility & Entran**

The office/bedroom five measures:- 13'7" x 14' 7" (4.14m x 4.45m) boasting windows to multiple aspects, wall mounted electric heater, power points, T.V point.

The office/bedroom five is accessed via a entrance hall with doors to an additional shower room, utility room and door to rear aspect.

**Garden**

To the rear of the property is an established garden which is mainly lawn with a variety of mature shrubs & trees. To the foot of the garden is a shingle seating area with an additional undercover seating area. A timber shed is located at the foot of the garden boasting power and lighting.

