

Total Approx. Floor Area:
2020 Sq. Ft.

DANIEL BREWER
Bringing People and Property Together

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The numerical values and/or graphical representations of (but not limited to): position, relative size, dimensions, areas, shape, and type of (but not limited to): rooms, objects, walls and stairs are approximate only - no guarantee is made on either their precision or accuracy.

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NEWTON HALL, DUNMOW, ESSEX

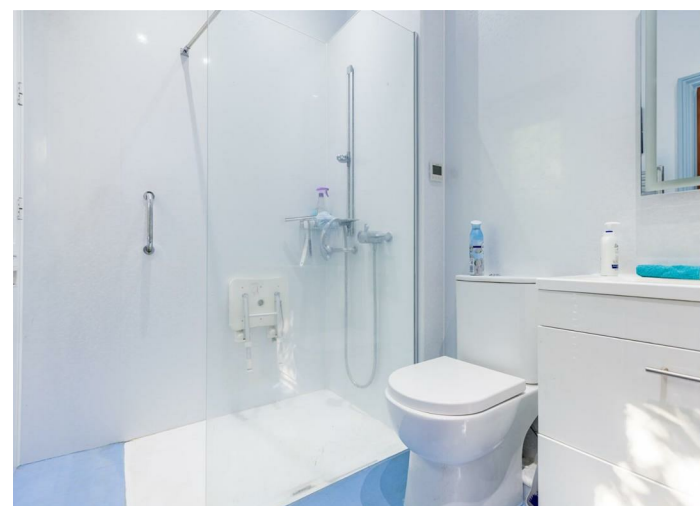
OFFERS OVER £700,000



NEWTON HALL DUNMOW ESSEX

Set within approximately three acres at the end of a private lane in the thriving market town of Great Dunmow is this charming four bedroom Victorian home forming part of The Newton Hall estate. The ground floor accommodation comprises: entrance porch, entrance hall, living room, kitchen, utility room, and three bedrooms with en-suite facilities to the principal and bedroom two. The loft has been partly converted into a fourth bedroom with en-suite WC facilities. The property benefits from a traditional inglenook fireplace and sandstone windows. Externally the property boasts driveway parking for eight vehicles including a double bay cart lodge, two frontage gardens and forestry.





Entrance Porch

3'3" x 3'3" (1.0m x 1.0m)

Timber front door with frosted windows to front aspect, terracotta tile flooring, access to entrance hall.

Entrance Hall

21'11" x 12'1" (6.7m x 3.7m)

Timber Velux windows to front & rear aspect, access to plant room, internal windows to living room, access to storage area, exposed brickwork, wall mounted radiator, vinyl and terracotta tile flooring, various power points. Doors to: Living Room, Bedrooms & Family Bathroom.

Principal Bedroom

14'1" x 12'1" (4.3m x 3.7m)

Three sandstone & steel window with secondary UPVC glazing to rear aspect, access to loft area, range of inbuilt wardrobes, wall mounted radiator with timber cover, wall mounted light fixtures, ceiling mounted light fixtures, various power points. Door to: En-suite

En-Suite

Sandstone & steel window with secondary UPVC glazing to rear aspect, combination low level WC and vanity wash hand basin with low level storage and separate taps, UPVC panel enclosed bath with mixer tap and shower attachment, wall mounted electric heated towel rail, partially tiled walls, laminate tile flooring, ceiling mounted light fixture, extractor fan.

Bedroom Two

16'4" x 10'2" (5.0m x 3.1m)

Three sandstone & steel window with secondary UPVC glazing to front aspect, range of fitted wardrobes, wall mounted radiator, carpeted flooring, ceiling mounted light fixture, wall mounted light fixtures, various power points. Door to: En-Suite

En-Suite

Sandstone & steel window with secondary UPVC glazing to front aspect, three-piece suite, low level WC, vanity wash hand basin with mixer tap and low level storage, walk in shower with glass screen and handheld attachment, electric wall mounted heated towel rail, textured wall paneling, vinyl flooring, inset spotlights, extractor fan.

Bedroom Three

12'1" x 9'2" (3.7m x 2.8m)

Two sandstone & steel window with secondary UPVC glazing to rear aspect, fitted wardrobes with dressing unit, wall mounted radiator, carpeted flooring, ceiling mounted light fixture, wall mounted light fixture, various power points.

Family Bathroom

Four-piece suite, combination low level WC and vanity wash hand basin with separate taps and low level storage, timber panel enclosed bath with separate taps, walk in wall panel enclosed shower with rainfall heat and handheld attachment, wall mounted electric heated towel rail, splashback tiling, tiled flooring, ceiling mounted light fixture, inset spotlight, extractor fan.

Gardens

The property benefits from both a front and rear garden. To the front is a laid to lawn area with a stone paved path lined with flowers leading to the front door, all enclosed by mature trees. To the rear is a patioed garden with graveled beds and a seating area, all enclosed by bushes. To the side of the property is an enclosed laid to lawn garden with mature trees throughout and bordering with the driveway, to the far side of the driveway is another laid to lawn area with mature trees and bushes enclosed by post and rail fencing and mature trees.

Grounds

The property also benefits from a large amount of forestry to the rear & side of the property, with gated access and a variety of wildlife including streams, ponds and rivers.

Double Bay Cart Lodge With Gated Driveway Parking

To the side of the property is a double bay cart lodge with room above, power and lighting. To the front of the property is a gated shingle driveway providing parking for several vehicles.

- **Four Double Bedrooms**
- **Approximately Three Acres**
- **Private Lane Location**
- **Double Bay Cart Lodge With Gated Driveway**
- **Forming Part Of Historic Newton Hall Estate**
- **Two En-Suites, Family Bathroom & Additional En-Suite W.C**
- **Kitchen**
- **Utility Room**
- **Generous Vaulted Living/Dining Room**
- **Fantastic Potential To Further Extend (STP)**





Living & Dining Area

33'9" x 16'8" (10.3m x 5.1m)

Double glazed timber square bay window to front aspect, single glazed timber window to side aspect, three single glazed timber windows to rear aspect, brick built original inglenook fireplace with terracotta tile hearth, wood burning stove and original timber lintel, wall mounted radiators, exposed timbers, partially vaulted ceiling, carpeted flooring, beam mounted light fixtures, various power points. Door to: Kitchen.

Kitchen

12'1" x 12'5" (3.7m x 3.8m)

Single glazed timber door to rear aspect, five sandstone & steel window with secondary UPVC glazing to front aspect & four to the rear aspect, access to oil boiler, various base and eye level units with quartz worksurface over, central island unit, double integrated NEFF oven with four ring induction hob and extractor fan overhead, one and a half unit inset stainless steel sink with carved drainer unit and mixer tap, BOSCH dishwasher, splashback tiling, wall mounted radiator, laminate tiled flooring. inset spotlights, various power points. Door to: Utility Room

Utility Room

12'1" x 8'2" (3.7m x 2.5m)

Four sandstone & steel window with secondary UPVC glazing to

front aspect, access to under stairs storage, various base level units with granite effect worksurfaces over, space for washing machine, circular stainless steel sink with mixer tap and splashback tiling, low level storage, wall mounted radiator, laminate tile flooring, ceiling mounted light fixtures, various power points. Door to stairway.

Stairway

Four sandstone & steel window with secondary UPVC glazing to rear aspect, carpeted stairway with painted timber bannister, stairway storage.

Loft Conversion Bedroom Four

16'4" x 11'1" (5.0m x 3.4m)

Single glazed frosted dormer window to rear aspect, post and rail timber painted balustrade, access to eaves storage, wall mounted radiator, carpeted flooring, ceiling mounted light fixture, various power points. Door to: En-Suite WC

En-Suite WC

Single glazed timber window to side aspect, low level WC, wall mounted wash hand basin with mixer tap and splashback tiling, wall mounted radiator, vinyl flooring, ceiling mounted light fixtures, extractor fan.

