



Disclaimer

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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.

Daniel Brewer

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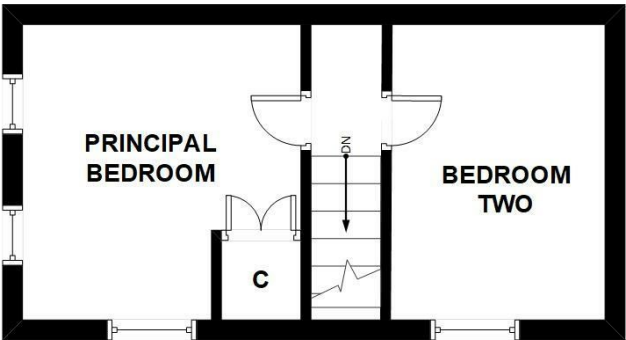
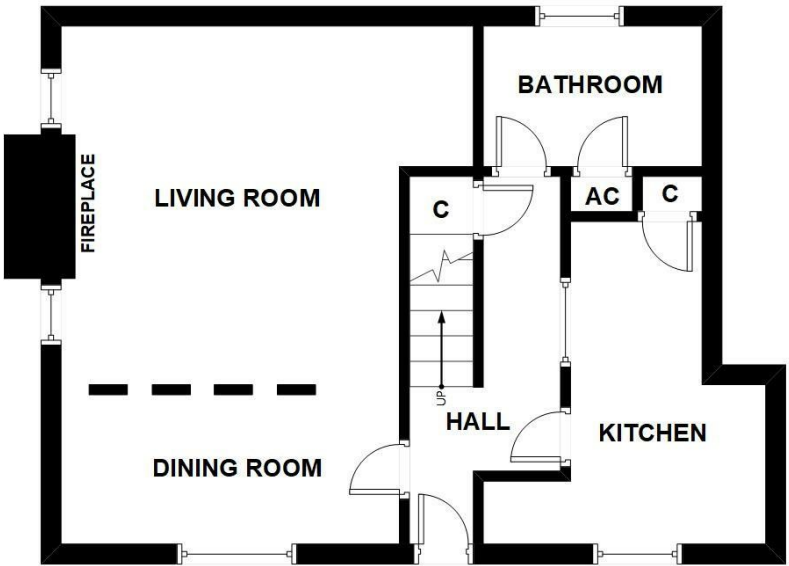
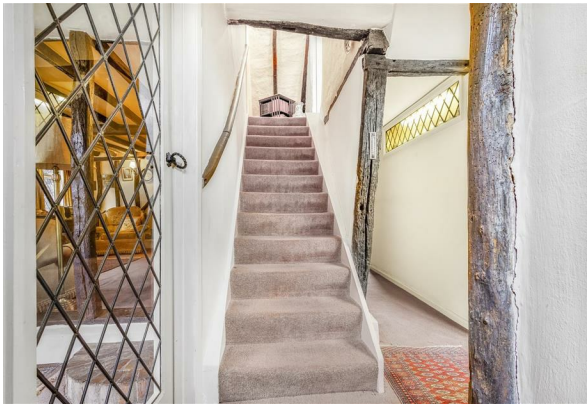
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THE BROADWAY, DUNMOW, ESSEX, CM6 3BH
OFFERS OVER £290,000



THE BROADWAY
DUNMOW
ESSEX
CM6 3BH

Daniel Brewer are pleased to market this charming Grade II Listed two bedroom semi-detached cottage located on the outskirts of Dunmow. In brief the accommodation on the ground floor comprises:- entrance hall, kitchen, living room, dining room, family bathroom. On the first floor there are two double bedrooms. The property has a wealth of traditional features including exposed timbers and a brick fireplace. Externally the property offers established gardens.



Total Approx.
Floor Area:
900 Sq. Ft.



DANIEL BREWER
Bringing People and Property Together

NOTICE: This floorplan is NOT to be used for any engineering, surveying, structural, or planning purposes. Although great care has been taken to ensure accuracy, this drawing is intended for illustrative purposes only.

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.



Garden

Laid to lawns garden, stone paved patio wrapping around the side of the house, stoned paved pathway through the garden and bordering the front hedge, various mature trees and shrubs throughout, timber shed, bordered by flowerbeds and all enclosed by hedgerows and post and rail fencing.

Additional Information

Grade II Listed, underfloor heating throughout the ground floor, freehold, mains water & private drainage. The current owners use Off street parking with the neighbouring property but this is a long standing agreement but no parking is on the current deeds and no legal right for parking currently.

- **Semi-Detached Grade II Listed Cottage**
- **Two Double Bedrooms**
- **Kitchen & Separate Dining Room**
- **Living Room**
- **Family Bathroom**
- **Underfloor Heating Throughout The Ground Floor**
- **Exposed Timbers & Traditional Fireplace**
- **Established Rear Garden**
- **Countryside Views**
- **In Need Of Modernisation**

Entrance Hall

Wooden door to front aspect, internal timber window to kitchen, access to under stairs storage with utility box, stairs to first floor landing, carpeted flooring, underfloor heating, exposed timbers, ceiling mounted light fixture.

Kitchen

11'1" x 13'1" (3.4m x 4.0m)

Single glazed timber window, internal timber window to entrance hall, access to pantry cupboard, various base and eye level units, four ring electric hob with extractor fan, single unit stainless steel sink with mixer tap and separate water tap, double oven, space for fridge freezer, exposed timbers, tiled flooring, underfloor heating, ceiling mounted light fixture, various power points.

Family Bathroom

Frosted single glazed window to rear aspect, access to airing cupboard, three piece-suite, low level WC, pedestal wash hand basin with separate taps, panel enclosed bath with shower attachment, exposed timbers, tiled flooring, underfloor heating, ceiling mounted light fixture.

Dining Room

12'9" x 7'2" (3.9m x 2.2m)

Single glazed timber window to front aspect, carpeted flooring, underfloor heating, exposed timbers, wall mounted light fixture, ceiling mounted light fixture, various power points.





Living Area

16'0" x 14'1" (4.9m x 4.3m)
Single glazed timber windows to side aspect, brick-built fireplace with brick hearth, log burner and timber lintel, carpeted flooring, underfloor heating, exposed timbers, wall mounted light fixtures, various power points.

First Floor Landing

Carpeted stairway with timber hand rail, exposed timbers, ceiling mounted light fixture.

Principal Bedroom

12'5" x 12'1" (3.8m x 3.7m)
Single glazed timber window to front, single glazed timber windows to side aspect, access to wardrobe, various bespoke installed eaves drawers & cupboards, carpeted flooring, exposed timbers, various power points.

Bedroom Two

11'1" x 8'10" (3.4m x 2.7m)
Single glazed timber window to front, carpeted flooring, exposed timbers, various power points.

