BATHROOM BEDROOM **FOUR** KITCHEN / **DINING ROOM BEDROOM ENTRANCE** THREE HALL LANDING BEDROOM TWO SHOWER ROOM PRINCIPAL LIVING ROOM **BEDROOM** STUDY **EN-SUITE**

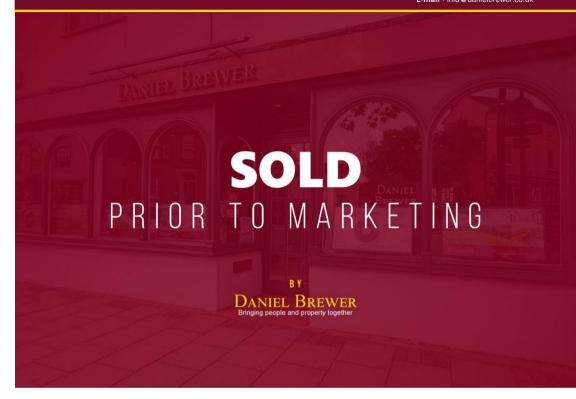
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DANIEL BREWER Bringing People and Property Together

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MOLE HILL GREEN, TAKELEY, BISHOP'S STORTFORD £750,000

DISCLAIMER

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 or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets 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.

MOLE HILL GREEN, TAKELEY, BISHOP'S STORTFORD £750.000

- Four Double Bedroom Detached Executive Home
- Double Garage With Games Room Above
- · Landscaped Gardens
- Approximately 2325 Square Feet Of Accommodation
- Air Source Heat Pumps With Underfloor Heating & Radiators
- · Gated Complex Of Four Detached New Build Homes
- Driveway Parking For Multiple Vehicles
- · High Specification Finish With A Modern Living Layout
- 10 Year New Build Warranty
- Traditional Block Built Construction

This exceptional four-bedroom detached above, ample driveway parking for new-build residence is set within the several vehicles, and attractively popular hamlet of Mole Hill Green, landscaped gardens, creating an ideal forming part of an exclusive gated setting for both relaxation and development of just four executive entertaining. homes.

The ground floor offers a welcoming entrance hall leading to a beautifully designed open-plan kitchen/dining/family room, perfect for modern living. A separate lounge provides a cosy retreat, while a study, utility room, and contemporary shower room add to the Lounge home's practical appeal.

Upstairs, you'll find four generous double bedrooms, including a luxurious principal suite with its own en-suite facilities, complemented by a stylish family bathroom.

Outside, the property features a double garage with a versatile games room

Accommodation With Dimensions

Entrance Hall

Shower Room

12'1" x 9'8" (3.7 x 2.97)

18'4" x 13'5" (5.6 x 4.1)

Kitchen/Dining/Family Room 26'10" x 13'5" (8.2 x 4.1)

Utility Room

9'10" x 7'2" (3 x 2.2)

First Floor Landing

Principal Bedroom

13'9" x 13'5" (4.2 x 4.1)

En-Suite

Bedroom Two

13'5" x 12'1" (4.1 x 3.7)

Bedroom Three

13'5" x 9'8" (4.1 x 2.95)

Bedroom Four

13'5" x 9'8" (4.1 x 2.95)

Family Bathroom

Double Garage With Room Above & Driveway Parking

To the front of the property is a double garage with games room above. A block paved driveway wraps around the front of the property providing parking for multiple vehicles.

Garden

The gardens are proposed to be landscaped with a patio area leading to formal lawns, enclosed by timber fencing and side access via a timber gate.

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