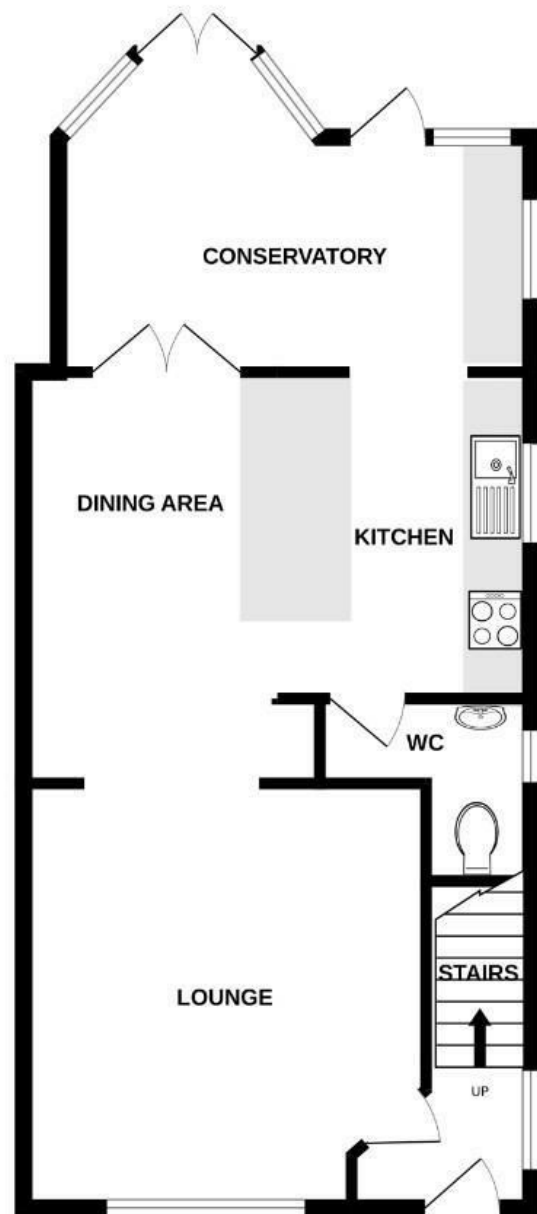
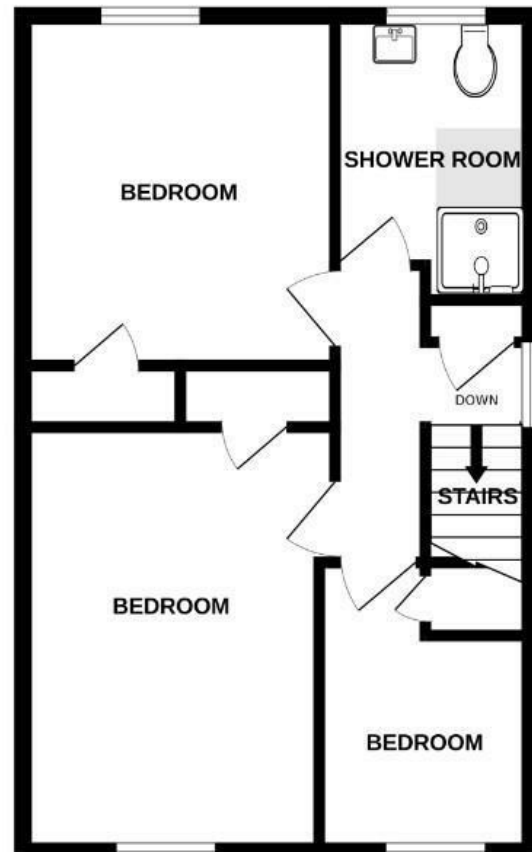


GROUND FLOOR  
613 sq.ft. (57.0 sq.m.) approx.



1ST FLOOR  
472 sq.ft. (43.9 sq.m.) approx.



TOTAL FLOOR AREA : 1086 sq.ft. (100.9 sq.m.) approx.  
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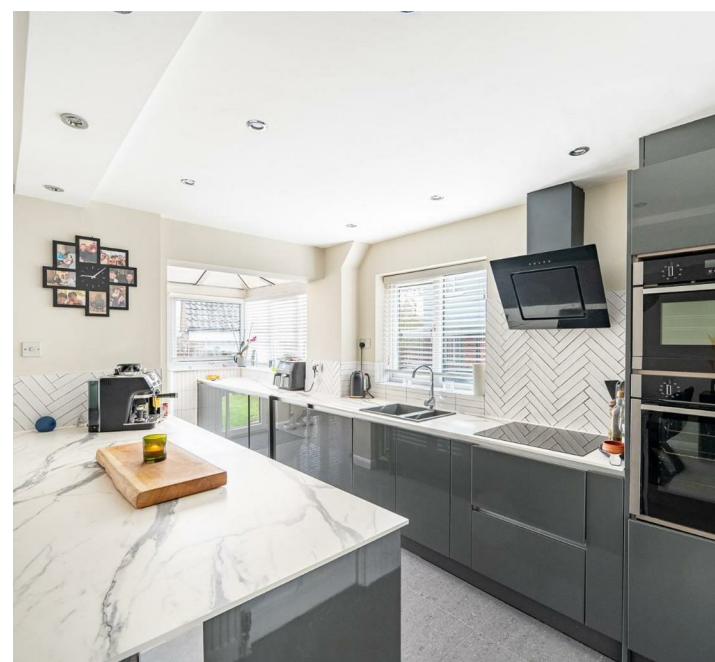
#### Disclaimer

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

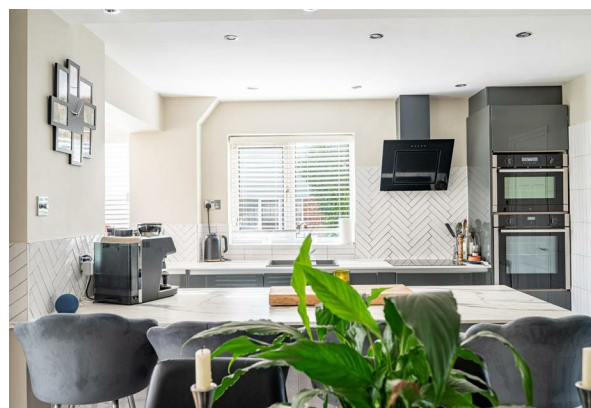
## RAYFIELD CLOSE, BARNSTON, DUNMOW, ESSEX

### £425,000



**RAYFIELD CLOSE  
BARNSTON  
DUNMOW  
ESSEX**

Located at the end of a quiet close is this immaculate three bedroom semi-detached family home boasting a modern open plan living layout with a high standard finish. The accommodation in brief comprises:- lounge, kitchen/dining room, conservatory, entrance hall and cloakroom. On the first floor are three bedrooms and a shower room. Externally the property benefits from a single garage, driveway parking for multiple vehicles and a landscaped garden.





#### **Entrance Hall**

UPVC double glazed window to side aspect, stairs rising to the first floor landing, power points, radiator, door to.

#### **Lounge**

4.16 x 4.15

UPVC double glazed window to front aspect, feature fireplace with inset wood burning stove, radiator, T.V point, power points, opening to.

#### **Kitchen/Dining Room**

16'9" x 13'5" (5.13 x 4.1)

UPVC double glazed window to side aspect, base level units with marble effect working surfaces over & breakfast bar area, inset double sink, inset double oven, induction hob with extractor over, integrated fridge/freezer, integrated dishwasher, radiator, inset spotlights, power points, opening to conservatory, double doors to.

#### **Conservatory**

15'10" x 9'11" (4.84 x 3.04)

UPVC double glazed windows to multiple aspects, radiator, tiled flooring, UPVC double glazed French doors leading to the rear garden, additional UPVC double glazed single door leading to the rear garden, power points, base level units with marble effect working surface over, integrated washing machine.

#### **Cloakroom**

W.C, wash hand basin, tiled flooring.

#### **First Floor Landing**

UPVC double glazed window to side aspect, door to storage cupboard, power points, doors to.

- Three Bedrooms
- Semi-Detached Family Home
- Single Garage With Driveway Parking
- Landscaped Garden
- Open Plan Lounge/Kitchen/Dining Room
- Conservatory
- Entrance Hall & Cloakroom
- Shower Room
- Village Location
- High Standard Finish





**Principal Bedroom**

14'0" x 10'6" (4.29 x 3.21)

UPVC double glazed window to front aspect, radiator, T. V point, power points.

**Bedroom Two**

11'1" x 10'5" (3.38 x 3.2)

UPVC double glazed window to rear aspect, built-in single wardrobe, radiator, power points.

**Bedroom Three**

9'3" x 6'10" (2.82 x 2.09)

UPVC double glazed window to front aspect, built-in over stairs storage cupboard, radiator, power points.

**Shower Room**

UPVC double glazed Opaque window to front aspect, walk-in shower with rainfall head & additional attachment, concealed cistern W.C, wash hand basin with vanity unit & LED feature lighting, heated towel rail, inset spotlights, fully tiled.

**Single Garage With Driveway Parking**

To the side of the property is ample driveway parking leading to a single garage. The single garage benefits from up & over door, power, lighting, pitched roof for storage and single door leading to the garden.

**Garden**

To the rear of the property is a landscaped garden with a patio area to the foot of the garden and is mainly lawn. The garden benefits from a variety of mature shrubs with side access granted via a timber gate and external water tap.

