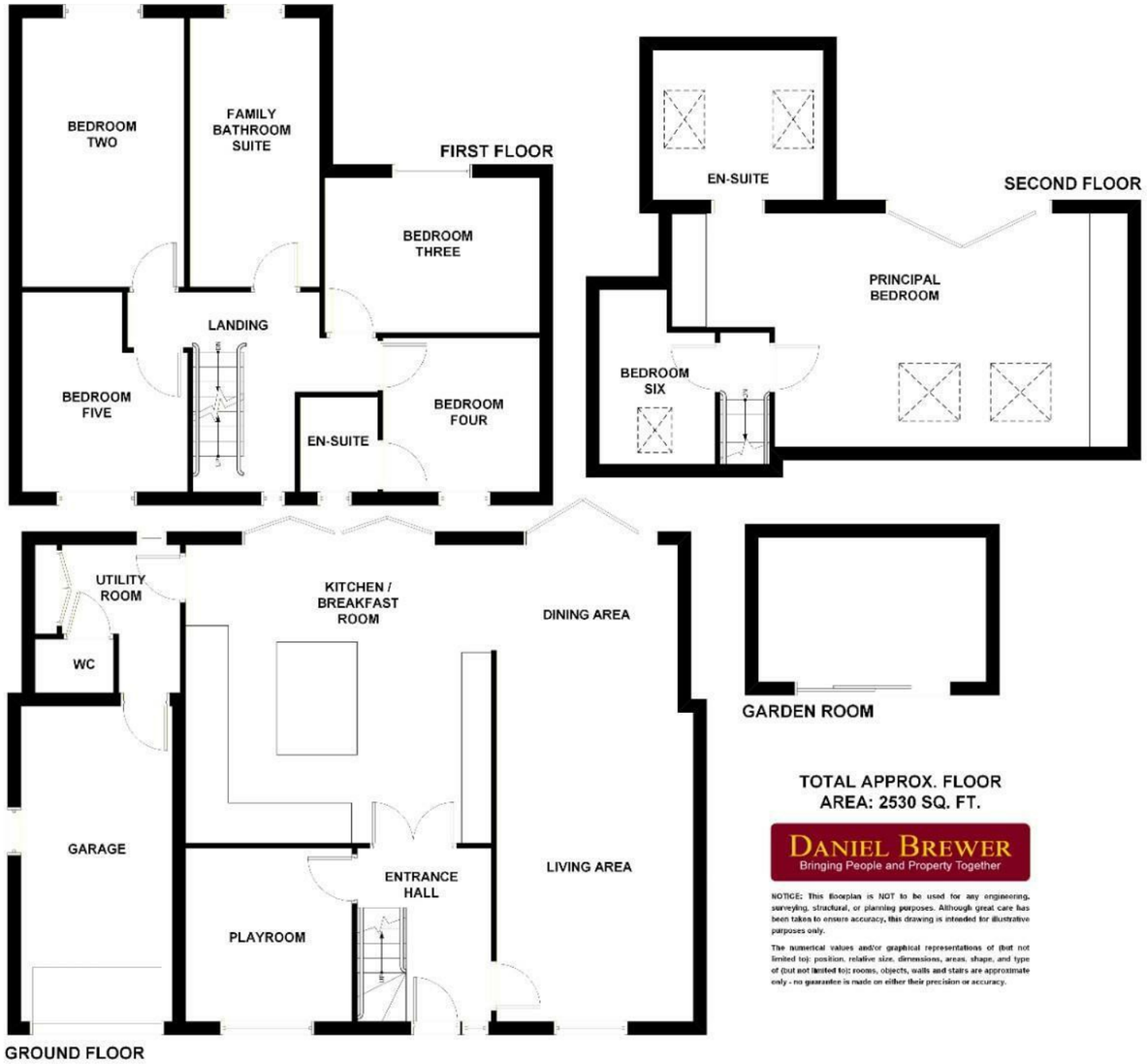


TOTAL APPROX. FLOOR AREA: 2530 SQ. FT.

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.

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.

Daniel Brewer

51 High Street
Great Dunmow
Essex, CM6 1AE

Telephone • 01371 856585
Website • www.danielbrewer.co.uk
E-mail • info@danielbrewer.co.uk

DANIEL BREWER

51 High Street
Great Dunmow
Essex, CM6 1AE

Telephone • 01371 856585
Website • www.danielbrewer.co.uk
E-mail • info@danielbrewer.co.uk









NEWBIGGEN STREET, THAXTED, DUNMOW, ESSEX, CM6 2QT

OFFERS OVER £650,000









NEWBIGGEN STREET
THAXTED
DUNMOW
ESSEX
CM6 2QT

Daniel Brewer are delighted to present this impressive six-bedroom semi-detached family home, ideally located within walking distance of Thaxted town centre. The ground floor accommodation begins with a welcoming entrance hall, featuring glazed doors leading to a spacious playroom, a comfortable living area, and a stunning open-plan kitchen/diner. The kitchen/diner is perfect for modern family living and entertaining, with bi-folding doors opening onto the rear garden. This space also provides access to a utility room, a convenient WC, and internal access to the garage. On the first floor, there are four well-proportioned bedrooms, including one with en-suite facilities, along with a stylish family bathroom. The second floor is dedicated to the principal bedroom, which benefits from its own en-suite, as well as an additional bedroom—ideal for guests or a home office. Externally, the property offers a single garage and a gated driveway providing parking for four to five vehicles. The enclosed rear garden is designed for low maintenance and features a versatile garden room complete with power and lighting.



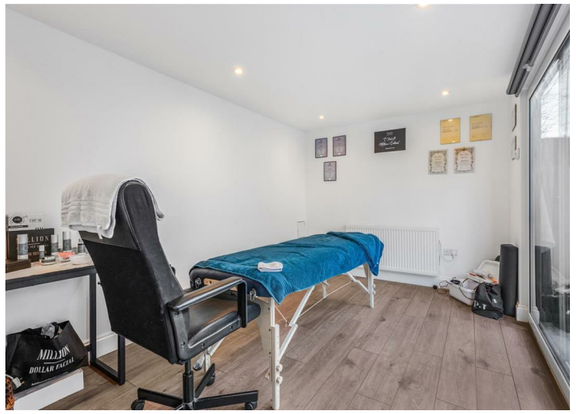


















Single Garage With Electric Gated Driveway
Integrated single garage with roller-shutter garage door, gravel driveway parking for multiple vehicles with pedestrian access to garden.

Gardens
The front of the property is a gravelled driveway enclosed by metal fencing & hedges, to the side of the property is a brick paved pathway providing access to the rear garden & some storage space. To the rear of the property is a low maintenance garden with three stoned paved patios, a bordering flowerbed & a external garden room approached by a stoned paved pathway.

Garden Room
14'1" x 8'10" (4.3m x 2.7m)
Double glazed UPVC sliding doors to garden aspect, wall mounted radiator, timber flooring, inset spotlights, various power points.

Additional Information
The property benefits from gas central heating, Gigaclear FTTP internet line, and mains waste water drainage.

- **Six Bedroom Semi-Detached Family Home**
- **Walking Distance To Thaxted Town Centre**
- **Spacious Entrance Hall With Glazed Doors**
- **Open-Plan Kitchen/Dining Room**
- **Approximately 2,530 Square Feet Of Accommodation**
- **Separate Living Room And Playroom**
- **Utility Room With W.C And Garage Access**
- **Two En-Suites & A Family Bathroom**
- **Single Garage With Electric Gated Driveway**
- **Low-Maintenance Rear Garden With Garden Room**

Entrance Hall
10'5" x 8'2" (3.2m x 2.5m)
UPVC glazed door to front aspect, UPVC double glazed windows to front aspect, carpeted stairways to first floor landing, wall mounted radiator, tiled flooring, ceiling mounted light fixture. Glazed doors to Living Area, Playroom, glazed double door to Kitchen/Breakfast Room.

Playroom
10'2" x 9'10" (3.1m x 3.0m)
Double glazed UPVC window to front aspect, wall mounted radiator, carpeted flooring, ceiling mounted light fixture, various power points.

Living Area
19'0" x 12'5" (5.8m x 3.8m)
Double glazed UPVC window to front aspect, feature wall TV display cabinet, wall mounted radiator, carpeted flooring, ceiling mounted light fixtures, various power points.
Opening to: Dining Area

Dining Area
12'1" x 9'10" (3.7m x 3m)
Bi-folding UPVC doors to rear aspect, roof lantern window, space for dining table, underfloor heating, tiled flooring, inset spotlights, various power points

Kitchen/Breakfast Room
19'0" x 18'0" (5.8m x 5.5m)
Bi-folding UPVC doors to rear aspect, various base and eye level units with marble worksurfaces over, single unit inset stainless steel sink with mixer tap, Range-style cooker with gas hob, integrated dishwasher, double oven and extractor overhead, integrated America style fridge/freezer, central island unit with drinks refrigeration and breakfast bar seating for three people, underfloor heating, tiled flooring, ceiling mounted light fixture, inset spotlights, various power points. Door to Utility Room.

Utility Room
8'6" x 8'6" (2.6m x 2.6m)
Double glazed UPVC window to rear aspect, cupboard with room for washing machine & separate tumble drier, underfloor heating, tiled flooring, inset spotlights, various power points. Doors to: WC/Garage.

W.C
Low level W.C, vanity wash hand basin with mixer tap and low level storage, underfloor heating, tiled flooring, inset spotlight.

First Floor Landing
14'9" x 11'9" (4.5m x 3.6m)
Double glazed UPVC window to front aspect, carpeted stairway with post & rail timber banister with glass insets, wall mounted radiator, carpeted flooring, ceiling mounted light fixtures, various power points. Doors to: Bedrooms Two, Three, Four, Five & Family Bathroom.







Bedroom Two
16'8" x 9'10" (5.1m x 3.0m)
Double glazed UPVC window to rear aspect, feature wall patterning, wall mounted radiator, carpeted flooring, ceiling mounted light fixtures, various power points.

Bedroom Three
12'9" x 9'6" (3.9m x 2.9m)
Double glazed UPVC window to rear aspect, wall mounted radiator, carpeted flooring, ceiling mounted light fixtures, various power points.

Bedroom Four
9'6" x 9'2" (2.9m x 2.8m)
Double glazed UPVC window to front aspect, wall mounted radiator, carpeted flooring, ceiling mounted light fixture, various power points. Door to: En-Suite.

En-Suite
Double glazed UPVC window to front aspect, three-piece suite, low level WC, vanity wash hand basin with mixer tap and low level storage, shower with rainfall head, handheld attachment & glass screen, tiled walls, tiled flooring, wall mounted mirrored cabinet, wall mounted towel rack, inset spotlight.

Bedroom Five
11'9" x 9'10" (3.6m x 3.0m)
Double glazed UPVC window to front aspect, wall mounted radiator, carpeted flooring, ceiling mounted light fixtures, various power points.

Family Bathroom
Double glazed UPVC window to rear aspect, four-piece suite comprising, low level WC, floating his & her vanity wash hand basins with low level storage, freestanding bath, walk-in rainfall shower, wall mounted mirror, wall mounted heated towel rail, wall mounted storage cabinet, tiled walls & tiled flooring, inset spotlights, extractor fan.

Second Floor Landing
3'3" x 3'3" (1.0m x 1.0m)
Velux UPVC window to front aspect, carpeted stairway with post and rail timber banister with glass insets, carpeted flooring, inset spotlights. Doors to: Principal Bedroom & Bedroom Six.

Principal Bedroom
27'6" x 14'1" (8.4m x 4.3m)
Full height double glazed UPVC windows to rear aspect, double glazed UPVC Velux windows to front aspect, double glazed feature shaped frosted window to rear aspect, inbuilt wardrobe storage, access to eaves storage, wall mounted radiator, carpeted flooring, inset spotlights, various power points. Door to: En-Suite.

En-Suite
UPVC Velux windows to both side aspects, three-piece suite, low level WC, vanity wash hand basin with mixer tap and low level storage, open shower with rainfall head, handheld attachment & inset storage, tiled flooring, tiled walls, inset spotlights, extractor fan.

Bedroom Six
10'5" x 10'5" (3.2m x 3.2m)
UPVC Velux window to front aspect, access to eaves storage, wall mounted radiator, carpeted flooring, inset spotlights, various power points.

