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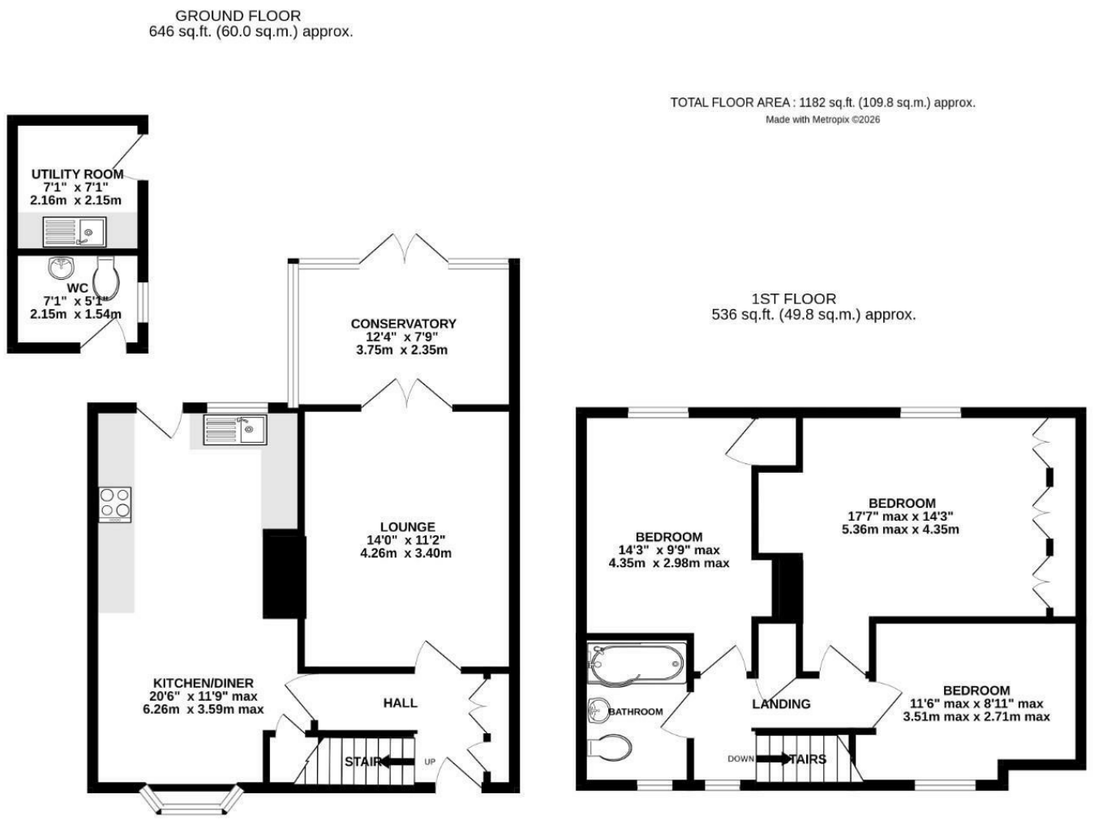

Disclaimer

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

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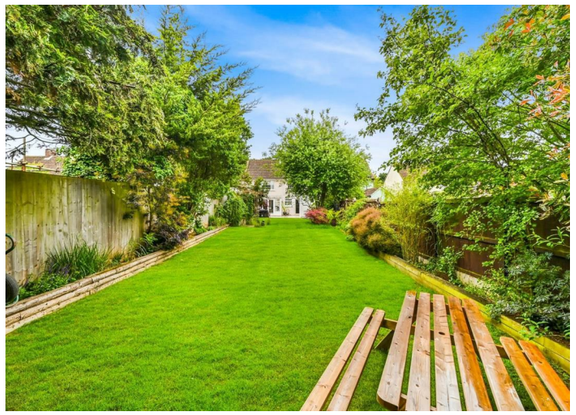
OAKROYD AVENUE, DUNMOW

OFFERS OVER £425,000

OAKROYD AVENUE
DUNMOW

Daniel Brewer are pleased to market this three double bedroom family home located on a desirable road in the heart of Great Dunmow. In brief the accommodation comprises:- entrance hall, kitchen/dining room, living room and a conservatory. On the first floor there are three double bedrooms and a family bathroom. Externally there is a brick built outbuilding with utility room and W.C, generous rear garden and driveway parking.

This market town of Great Dunmow is a bustling town full of independent shops, restaurants and public houses/bars. The town centre is full of historic buildings with some stunning seating areas which include the renowned “Doctors Pond” at Talberds Ley. Some of Great Dunmow’s facilities include:- leisure centre, various additional gyms, supermarkets, fantastic primary & secondary schools, parks . The town offers fantastic transport links to Stansted Airport, Chelmsford City and Bishop’s Stortford.



- Three Bedroom Family Home
- Close To Town Centre
- Kitchen/Dining Room
- Living Room
- Conservatory
- Utility Room & Cloakroom
- Family Bathroom
- Generous Rear Garden
- Driveway Parking
- Potential To Extend 'STP'

Entrance Hall
Entered via front door, fitted storage cupboards, stairs rising to first floor landing, Amtico flooring, doors leading to:-

Kitchen/Dining Room
20'6" x 11'9" (6.26 x 3.59)
Windows to front and rear aspects, base and eye level units with working surface over, inset oven, five ring Gas hob with extractor over, integrated dishwasher, integrated fridge/freezer, inset spotlights, power points, tiled flooring, radiator, door to rear garden, under stairs storage cupboard.

Living Room
13'11" x 11'1" (4.26 x 3.40)
Radiator, power points, T.V point, telephone point, Amtico flooring, French doors leading to:-

Conservatory
12'3" x 7'8" (3.75 x 2.35)
Windows to multiple aspects, tiled flooring, French doors to rear garden.

First Floor Landing
Doors leading to:-

Bedroom One
17'7" x 14'3" (5.36 x 4.35)
Window to rear aspect, range of fitted wardrobes, radiator, power points, T.V point.

Bedroom Two
14'3" x 9'9" (4.35 x 2.98)
Window to rear aspect, radiator, power points, built-in wardrobe.

Bedroom Three
11'6" x 8'10" (3.51 x 2.71)
Window to front aspect, radiator, power points, over stairs storage cupboard.

Family Bathroom
Opaque window to front aspect, enclosed p-bath with mixer taps, shower attachment and glass screen, low level W.C, wash hand basin with vanity unit below, inset spotlights, heated towel rail.

Brick Built Outbuilding
Made up of a utility room and cloakroom

Utility Room
7'1" x 7'0" (2.16 x 2.15)
Entered via side door, fitted with a range of eye and base level units, inset sink with mixer tap, space for washing machine, space for tumble dryer, tile effect flooring, electric heater.

Cloakroom
7'0" x 5'0" (2.15 x 1.54)
Entered via front door, fitted with a low level W.C and wash hand basin within vanity unit.

Rear Garden
The rear garden is a great size and has been beautifully landscaped and is made up of a generous patio area perfect for entertaining, BBQ decked area with the remainder laid to lawn. There are various mature trees, shrub borders and well stocked flower beds. At the foot of the garden is a timber shed.

Driveway Parking
Suitable for one vehicle with the potential to create a further space, a gate grants access to the rear garden.