

# DANIEL BREWER

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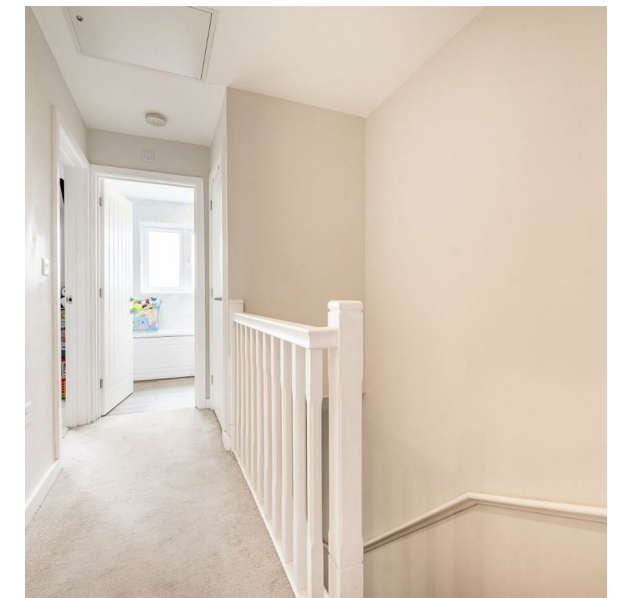


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CRAB APPLE DRIVE, BLACK NOTLEY, BRAINTREE  
OFFERS OVER £400,000



## CRAB APPLE DRIVE BLACK NOTLEY BRAINTREE

Located on a popular residential development overlooking open green space is this well-proportioned three bedroom semi-detached family home. The ground floor accommodation comprises of:- lounge, kitchen/dining room, cloakroom and entrance hall. On the first floor are three bedrooms with en-suite facilities to the principal bedroom and a family bathroom. Externally the property boasts a carport with driveway parking and a generous rear garden.





### Entrance Hall

Wood effect flooring, radiator, power points, stairs rising to the first floor landing, doors to.

### Cloakroom

UPVC double glazed window to front aspect, concealed cistern W.C, wash hand basin, radiator, extractor fan, wood effect flooring.

### Kitchen/Dining Room

14'1" x 8'3" (4.29m x 2.51m)

UPVC double glazed bay window to front aspect, base and eye level units with complimentary working surfaces over, inset oven, four ring electric hob with extractor over, inset sink with drainer unit, integrated fridge/freezer, integrated dishwasher, space for washing machine, inset spotlights, feature under cupboard lighting, radiator, power points, extractor fan.

### Lounge

16'4" x 15'3" (4.98m x 4.65m)

UPVC double glazed window to rear aspect, UPVC double glazed French doors leading to the rear garden, wood effect flooring, radiator, T.V point, power points.

### First Floor Landing

Built-in storage cupboard, radiator, power points, loft access, doors to.



To the side of the property is a block paved driveway leading to the single carport.

- Three Bedrooms
- Semi-Detached Family Home
- Carport With Driveway
- Generous Garden
- Views Over Open Green With Park & Seating Area
- Lounge
- Kitchen/Dining Room
- Cloakroom & Entrance Hall
- En-Suite & Family Bathroom
- Popular Location





### Principal Bedroom

12'8" x 8'3" (3.86m x 2.51m)

UPVC double glazed window to rear aspect, radiator, power points, built-in wardrobes, door to.

### En-Suite

Walk-in oversized shower with glass enclosure, concealed W.C, wash hand basin, heated towel, rail, part tiled walls, tiled flooring, inset spotlights, extractor fan.

### Bedroom Two

10'3" x 8'3" (3.12m x 2.51m)

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

### Bedroom Three

13'1" x 6'6" (3.99m x 1.98m)

UPVC double glazed window to rear aspect, radiator, power points.

### Family Bathroom

UPVC double glazed opaque window to front aspect, enclosed bath with mixer taps & shower attachment, concealed cistern W.C, wash hand basin, heated towel rail, part tiled walls, wood effect flooring, inset spotlights, extractor fan.

### Garden

To the rear of the property is a patio area leading to the remainder lawn with a paved pathway leading to a timber shed with power and lighting. Side access is granted via a timber gate leading to the carport. The garden further benefits from an external water tap and is fully enclosed by timber fencing.

### Carport With Driveway

