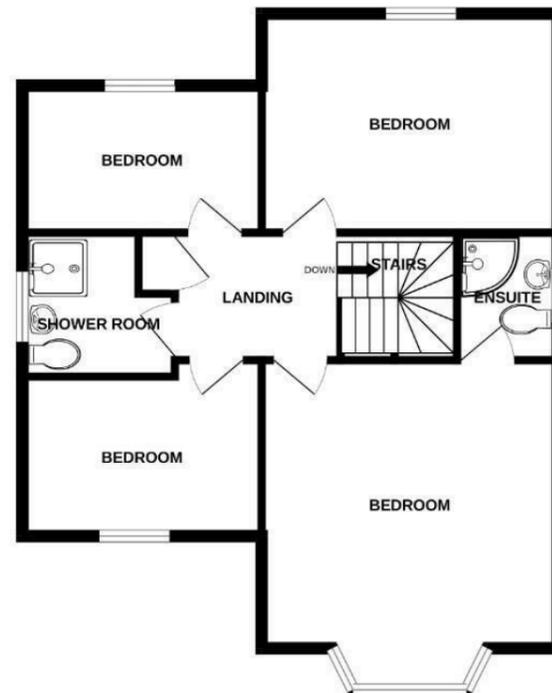


GROUND FLOOR
780 sq.ft. (72.5 sq.m.) approx.



1ST FLOOR
661 sq.ft. (61.4 sq.m.) approx.



TOTAL FLOOR AREA : 1441 sq.ft. (133.8 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.

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MAPLE WAY, DUNMOW, ESSEX, CM6 1WZ

GUIDE PRICE £550,000



**MAPLE WAY
DUNMOW
ESSEX
CM6 1WZ**

Located within a quiet residential close on the award-winning Woodlands Park development, this impressive four-bedroom detached family home offers spacious and versatile living throughout. The property benefits from a generous driveway and double garage, providing ample parking. The ground floor comprises a welcoming entrance hall, a comfortable lounge, separate study, formal dining room, and a bright garden room overlooking the rear garden. The well-appointed kitchen is complemented by a utility room and a convenient cloakroom. Upstairs, there are four well-proportioned bedrooms, including a principal bedroom with en-suite facilities, along with a modern family bathroom. Externally, the property enjoys a mature and established rear garden, ideal for outdoor entertaining and family use.





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Entrance Hall

Solid wood flooring, radiator, power points, stairs rising to the first floor landing, doors to.

Cloakroom

UPVC double glazed opaque window to side aspect, W.C, wash hand basin, tiled flooring.

Study

6'9" x 5'8" (2.06 x 1.73)

UPVC double glazed window to side aspect, a range of fitted units, drawers and desk, radiator, power points, Amtico flooring.

Lounge

15'1" into bay x 13'8" (4.61 into bay x 4.17)

UPVC double glazed bay window to front aspect, feature fireplace with gas fire & stone surround, radiator, power points, T.V point.

Dining Room

11'1" x 10'9" (3.38m x 3.28m)

UPVC double glazed sliding doors leading to the garden room, radiator, power points, Amtico flooring.

Garden Room

10'5" x 11'0" (3.2 x 3.37)

UPVC double glazed windows to multiple aspects, inset spotlights, power points, Amtico flooring, UPVC single door leading to the rear garden.

Kitchen

13'7" x 9'4" (4.16 x 2.86)

UPVC double glazed windows to multiple aspects, base and eye level units with complimentary working surfaces over, inset 1 1/2 bowl sink with drainer unit, integrated dishwasher, inset double oven, four ring gas hob with extractor over, unit housing water softener, inset spotlights, part tiled walls, tiled flooring, power points, under unit lighting, door to.

Double Garage With Driveway

To the front of the property, a substantial double garage features an electric roller shutter door, along with power, lighting, and a pitched roof offering excellent additional storage. A generous block-paved driveway provides ample parking for multiple vehicles, bordered by mature hedging and established trees that enhance both privacy and kerb appeal.

Town Summary

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 and much more. The town offers fantastic transport links to Stansted Airport, Chelmsford City and Bishop's Stortford. The town is well known for its four-yearly ritual of the "Flicht Trials", famously mentioned in Chaucer's The Canterbury Tales. Couples must convince a jury of six local bachelors and six local maidens that they have never wished themselves un-wed for a year and a day. If successful the couple are paraded along the High Street and receive a flicht of bacon.

- Located On An Established Residential Close Within The Award Winning Woodlands Park Development
- Impressive Four Bedroom Detached Family Home
- Generous Driveway Providing Ample Off Road Parking
- Double Garage Offering Additional Storage Or Parking
- Spacious Lounge Ideal For Family Living And Entertaining
- Separate Study Perfect For Home Working
- Dining Room And Bright Garden Room Overlooking The Rear Garden
- Well Appointed Kitchen With Separate Utility Room And Cloakroom
- En-Suite Facilities & A Family Bathroom
- Established And Mature Rear Garden





Utility Room

UPVC partly glazed single door to side aspect, base and eye level units with complimentary working surfaces over, space for fridge/freezer, space for washing machine, inset sink with drainer unit, radiator, power points, inset spotlights.

First Floor Landing

Radiator, power points, door to airing cupboard, loft access, doors to.

Principal Bedroom

15'1" into bay x 10'5" (4.61 into bay x 3.18)

UPVC double glazed bay window to front aspect, a range of fitted wardrobes, radiator, power points, door to.

En-Suite

UPVC double glazed opaque window to side aspect, enclosed shower cubicle with glass enclosure, wash hand basin, W.C, heated towel rail, fully tiled, inset spotlights.

Bedroom Two

13'8" x 9'5" (4.19 x 2.89)

UPVC double glazed window to rear aspect, a range of fitted wardrobes, radiator, power points.

Bedroom Three

11'0" x 6'7" (3.37 x 2.03)

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

Bedroom Four

11'1" x 7'2" (3.4 x 2.19)

UPVC double glazed window to rear aspect, a range of fitted wardrobes, radiator, power points.

Family Bathroom

UPVC double glazed opaque window to side aspect, walk-in shower with Aqualisa digital smart button, wash hand basin with vanity unit below, W.C, fully tiled, inset spotlights, extractor fan.

Garden

To the rear of the property lies an elegant sandstone patio, seamlessly extending onto a beautifully maintained lawn, framed by an array of mature shrubs, vibrant flower beds, and established trees that create a sense of privacy and tranquillity. At the far end of the garden, a charming circular patio provides a perfect setting for outdoor entertaining or quiet relaxation. Side access is discreetly granted via a timber gate, with a thoughtfully laid paved pathway that gracefully wraps around the property. A greenhouse and timber shed are conveniently located to the side of the property.

