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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WOODLANDS PARK DRIVE, DUNMOW

OFFERS OVER £425,000



WOODLANDS PARK DRIVE
DUNMOW

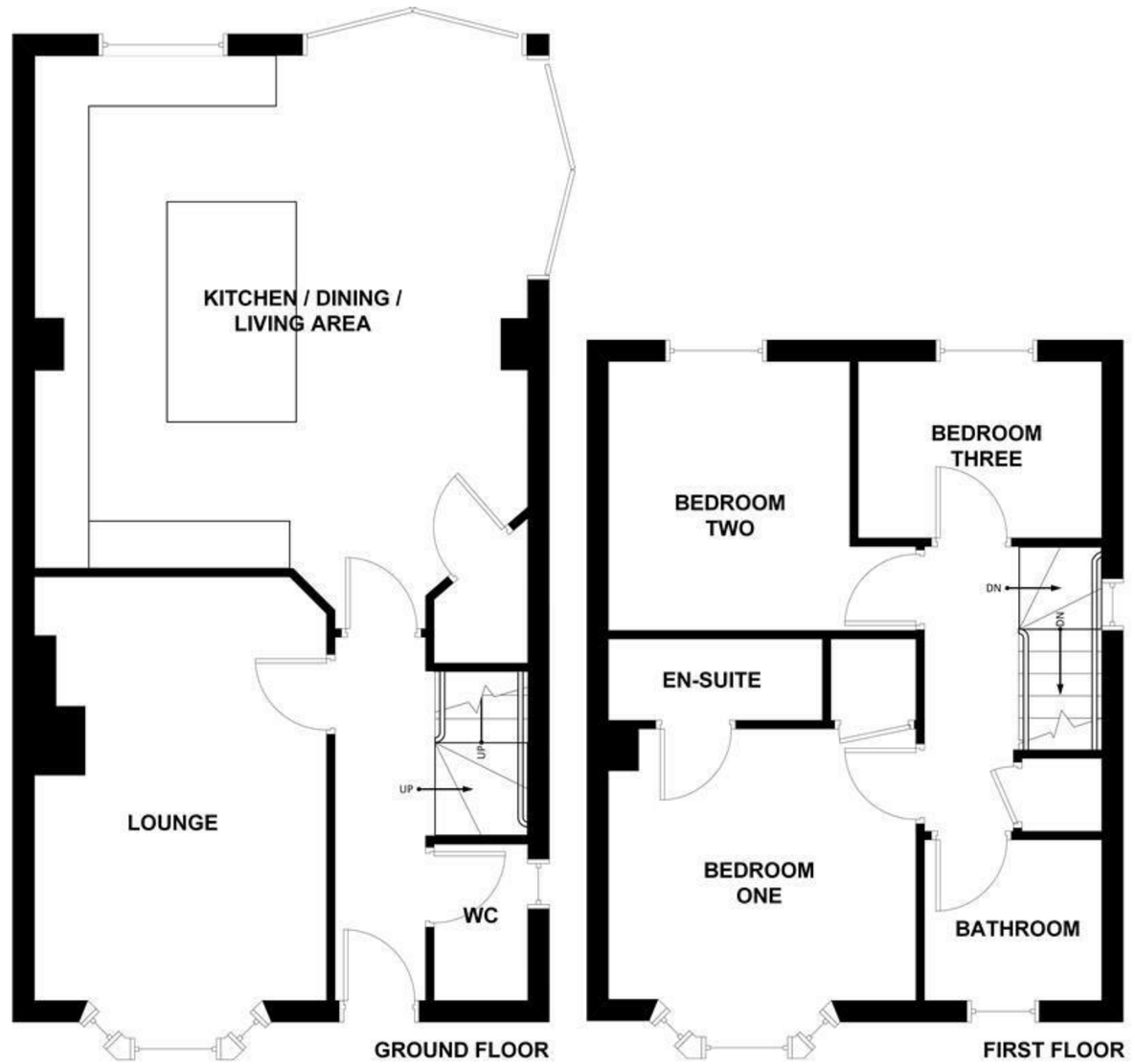




Nestled in a quiet cul-de-sac of Woodlands Park Drive, Dunmow, this extended detached house offers a perfect blend of comfort and modern living. With three well-proportioned bedrooms, this property is ideal for families seeking a welcoming home. The house boasts a spacious reception room that provides a warm and inviting atmosphere for relaxation and entertaining.

One of the standout features of this residence is the extended kitchen/dining/family room. This open-plan space is perfect for both everyday living and hosting gatherings, allowing for seamless interaction with family and friends. The kitchen is designed with functionality in mind, making it a delightful area for culinary enthusiasts.

The property includes en-suite facilities, family bathroom and ground floor W.C, ensuring convenience for all occupants. Externally, you will find a lovely rear and side garden, offering a private oasis for outdoor activities or simply enjoying the fresh air. The single garage and driveway parking provide ample space for up to two vehicles, adding to the practicality of this home.



TOTAL APPROX. FLOOR AREA: 1150 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.









- Extended Three Bedroom Detached Family Home
- Superb Kitchen/Dining/Family Room
- Living Room
- En-Suite Facilities
- Family Bathroom
- Ground Floor W.C
- Rear & Side Gardens
- Single Garage
- Driveway Parking
- Cul-De-Sac Location

Entrance Hall
Entered via front door, ceiling mounted light fitting, radiator, stairs rising to first floor landing, doors leading to:-

Living Room
16'0" x 11'1" (4.9 x 3.4)
Bay Window to front aspect, two ceiling mounted light fittings, radiator, feature fire with stone surround, various power points.

Kitchen/Dining/Family Room
18'8" x 11'1" (5.7 x 3.4)
Window to rear aspect, three Velux windows, Bi-fold Doors to rear and side aspect, fitted with a range of eye and base level units with working surface over, centre island, inset sink with mixer tap over, inset induction hob with extractor fan over, integrated dishwasher, integrated washing machine, integrated oven & grill, space for American style fridge/freezer, various ceiling mounted light fittings, various power points, various ceiling mounted light fittings.

Ground Floor W.C
5'10" x 3'3" (1.8 x 1.0)
Opaque window to side aspect, wall mounted wash hand basin with tiled splash back, radiator.

First Floor Landing
Doors leading to:-

Bedroom One
11'9" x 10'2" (3.6 x 3.1)
Bay window to front aspect, ceiling mounted light fitting, radiator, various power points, door to en-suite.

En-Suite
Fitted with a three piece sweet comprising fully tiled shower cubicle with glass enclosure, wash hand basin with pedestal, low level W.C, carious inset spotlights, extractor fan.

Bedroom Two
11'9" x 10'5" (3.6 x 3.2)
Window to rear aspect, ceiling mounted light fitting, radiator, various power points.

Bedroom Three
9'2" x 6'10" (2.8 x 2.1)
Window to rear aspect, ceiling mounted light fitting, radiator, various power points.

Family Bathroom
6'10" x 6'2" (2.1 x 1.9)
Opaque window to front aspect, fitted with a three piece suite comprising panel enclosed bath with glass enclosure and wall mounted shower attachment, low level W.C, wash hand basin with pedestal, partly tiled walls, extractor fan.

Side & Rear Garden
The rear garden is made up of a patio area directly to the rear of







the property with the remainder laid with artificial lawn. Continuing round the side of the property is a generous decked area perfect for entertaining with a gate granting access to the driveway and parking.

Single garage
With up and over door, power and lighting.

Driveway Parking
Suitable for two vehicles.

