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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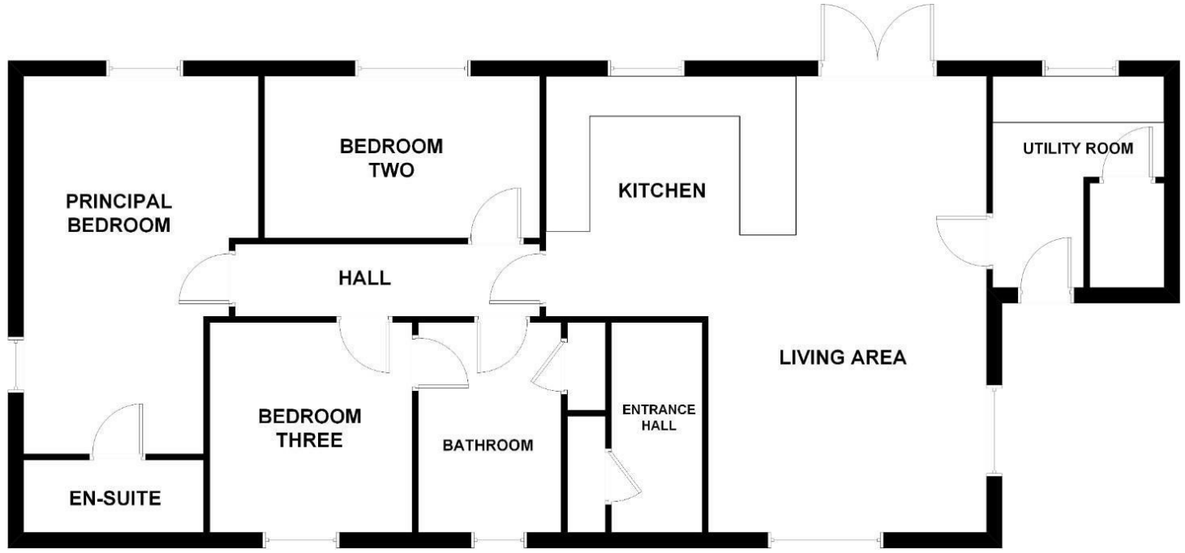
LINDSELL, DUNMOW, ESSEX, CM6 3QL

OFFERS OVER £550,000

LINDSELL
DUNMOW
ESSEX
CM6 3QL

****NO ONWARD CHAIN*** Situated in the popular village of Lindsell is a well presented high specification detached single storey barn conversion. The accommodation comprises: entrance hall, open plan kitchen/living room, utility room, an inner hallway provides access to three bedrooms with en-suite facilities to the principal bedroom, and jack-and-jill family bathroom. Externally the property benefits from wraparound gardens with various patios and foliage, a detached double garage and private driveway parking for multiple vehicles,*

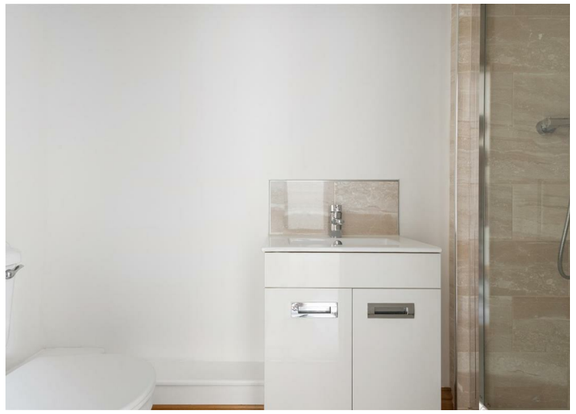


TOTAL APPROX. FLOOR
AREA: 1300 SQ. FT.

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.



Family Bathroom
Frosted timber double glazed window to front aspect, access to airing cupboard, three-piece suite, low level WC, vanity wash hand basin with low level storage and mixer tap, panel enclosed bath and shower with glass screen, wall mounted heated towel rail, tiled flooring, inset spotlights, extractor fan.

Double Garage & Driveway Parking
Detached double garage & private driveway parking.

External
Private wraparound gardens, pedestrian access to rear gardens.

Additional Information
Bungalow, waste treatment plant, underfloor heating, fibre to the premises internet.

- No Onward Chain
- Detached Bungalow
- Three Bedrooms
- Wraparound Gardens
- Detached Double Garage
- Driveway Parking for Multiple Vehicles
- Utility Room
- Entrance Hall
- En-Suite & Separate Jack & Jill Bathroom
- High Specification Finish

Entrance Hall
11'9" x 4'7" (3.6m x 1.4m)
Accessed via timber door to front aspect, access to coat storage cupboard, tiled flooring, ceiling mounted light fixture, various power points.

Kitchen
13'1" x 11'9" (4.0m x 3.6m)
Double glazed timber windows to rear aspect, various base and eye level units with varnished timber work surfaces over, one and a half unit stainless steel sink with mixer tap, integrated dishwasher, low level NEF fan oven, NEF four ring induction hob with extractor fan overhead, breakfast bar seating for four/five people, splash back tiling, solid oak fixtures and fittings, tiled flooring, inset spotlights, various power points. Opening to: Living Area

Living Area
23'11" x 24'11" (7.3m x 7.6m)
Double glazed timber windows to side & front aspect with internal timber shutters, double glazed timber French doors to rear aspect, exposed wooden beams, tiled flooring, inset spotlights, various power points.

Utility Room
11'1" x 8'6" (3.4m x 2.6m)
Timber stable door to front aspect, double glazed frosted timber window to rear aspect, various base and eye level units with varnished timber work surfaces over, one and half unit stainless steel sink, space for washing machine/tumble drier, access to plant room with fusebox and underfloor heating manifold, inset spotlights, various power points, extractor fan.

Inner Hallway
14'5" x 3'7" (4.4m x 1.1m)
Underfloor heating, tiled flooring, ceiling mounted light fixture, various power points. Doors to: Bedrooms & Family Bathroom.

Principal Bedroom
20'0" x 12'1" (6.1m x 3.7m)
Double glazed timber windows to side & rear aspect, underfloor heating, carpeted flooring, ceiling mounted light fixture, various power points. Door to: En-Suite

En-Suite
Three-picee suite, low level WC, vanity wash hand basin with mixer tap and low level storage, tiled enclosed shower with rainfall head and sliding glass door, splash back tiling, wall mounted heated towel rail, tiled flooring, inset spotlights, extractor fan.

Bedroom
11'9" x 9'10" (3.6m x 3.0m)
Double glazed timber windows to front aspect, underfloor heating, carpeted flooring, ceiling mounted light fixture, TV point, various power points. Door to: Jack & Jill Family Bathroom

Bedroom
12'1" x 7'10" (3.7m x 2.4m)
Double glazed timber windows to rear aspect, underfloor heating, carpeted flooring, ceiling mounted light fixture, TV point, various power points.