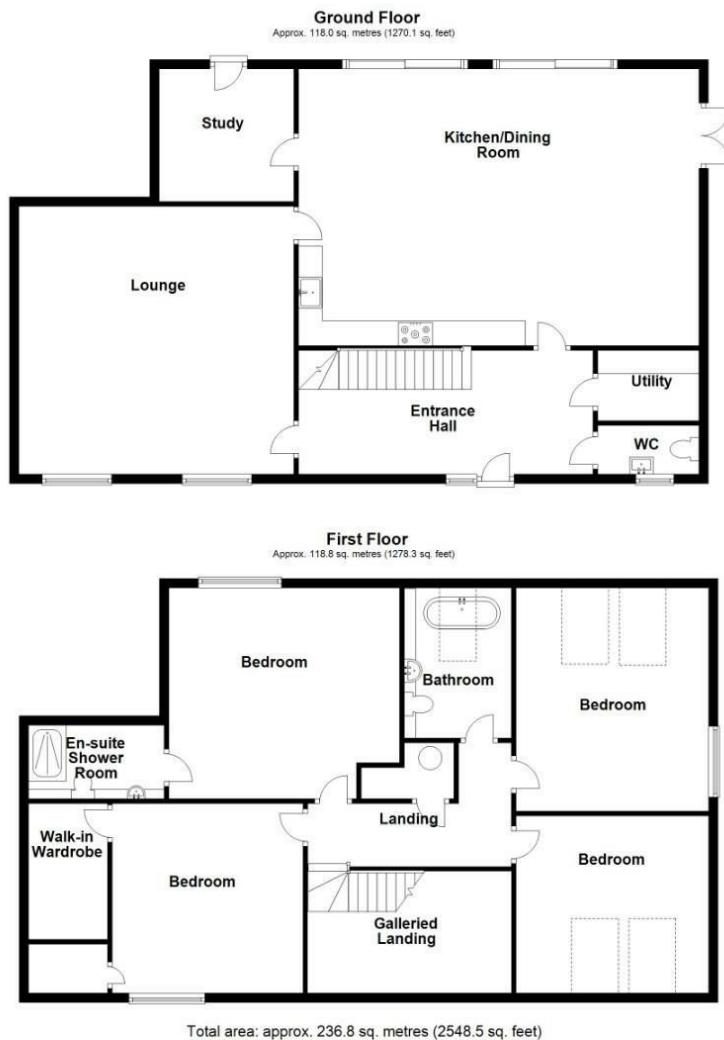


# DANIEL BREWER

51 High Street  
Great Dunmow  
Essex, CM6 1AE

Telephone • 01371 856585  
Website • [www.danielbrewer.co.uk](http://www.danielbrewer.co.uk)  
E-mail • [info@danielbrewer.co.uk](mailto:info@danielbrewer.co.uk)



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CUTLERS GREEN, THAXTED, DUNMOW  
OFFERS OVER £750,000



## CUTLERS GREEN THAXTED DUNMOW

\*\*\*Own New Rate Reducer Scheme Available\*\*\*  
Located in a gated complex of eight luxury homes is this stunning four double bedrooms semi-detached new build country home offering a modern living layout with an abundance of natural light. The ground floor accommodation comprises:- lounge, kitchen/dining/family room, office, utility room, cloakroom and entrance hall. On the first floor are four bedrooms with en-suite facilities to the principal bedroom, a walk-in wardrobe to bedroom two and a family bathroom. Externally the property benefits from a landscaped rear garden, driveway parking, five acres of communal grounds with a beautiful pond and far reaching countryside views.





amenities despite its small size. It has local shops, including convenience stores, bakeries, and quaint boutiques, catering to everyday needs. There are charming cafes, traditional pubs, and restaurants serving delicious meals. The town also has essential services like a post office, doctors surgery and a library. Thaxted's historical sites include John Webbs Windmill, St. John's Church and Guildhall. Thaxted is approximately seven miles from the popular town of Saffron Walden and approximately six miles from the bustling market town of Great Dunmow.

#### Agents Note

Please note some images have been virtually enhanced or computer generated. So these are for guidance and illustrative purposes only and may not be exact.

- Four Bedrooms
- Semi-Detached New Build Country Home
- 10 Year Warranty
- Driveway Parking
- Landscaped Gardens
- Five Acres Of Communal Gardens
- Gated Complex Of Eight Luxury Homes
- Modern Living Layout
- High Specification Finish
- \*\*\*Own New rate Reducer Scheme Available\*\*\*

#### Entrance Hall

Double glazed window to front aspect, tiled flooring with underfloor heating, understairs storage with shelves, stairs rising to the first floor landing, power points, doors to

#### Cloakroom

Double glazed Opaque window to front aspect, concealed cistern W.C, wash hand basin with vanity unit below, tiled flooring with underfloor heating, part tiled walls, extractor fan.

#### Utility Room

7'2 x 4'11 (2.18m x 1.50m)

Base and eye level units with Granite working surfaces over, space for tumble dryer, space for washing machine, tiled flooring with underfloor heating, part tiled walls, power points.

#### Kitchen/Dining/Family Room

28'2 x 19'6 (8.59m x 5.94m)

Three sets of double doors leading to the rear garden, base and eye level units with Granite working surface over, two inset Bosch ovens, five ring electric hob with

extractor over, inset Butler sink with mixer taps, full height integrated fridge, full height integrated freezer, tiled flooring with underfloor heating, T.V point, power points, doors to.

#### Lounge

19'3" x 18'9" (5.89m x 5.74m)

Double glazed windows to front aspect, carpet with underfloor heating, T.V point, power points.

#### Home Office

9'6 x 9'4 (2.90m x 2.84m)

Double glazed single door leading to the rear garden, carpet with underfloor heating, power points.

#### Galleried Landing

Velux windows to front aspect, radiator, power points, door to airing cupboard, doors to.

#### Principal Bedroom

16'3 x 14'10 (4.95m x 4.52m)

Double glazed window to rear aspect, radiator, power points, T.V point, door to.





#### **En-Suite**

Enclosed shower with rainfall head & additional attachment, concealed cistern W.C, wash hand basin, Victorian style radiator, part tiled walls, tiled flooring, inset spotlights, extractor fan.

#### **Bedroom Two**

15'8 x 13'7 (4.78m x 4.14m)  
Double glazed window to front aspect, radiator, power points, door to.

#### **Walk-In Wardrobe**

Lighting, power points.

#### **Bedroom Three**

13'5 x 13' 4 (4.09m x 3.96m 1.22m)  
Double glazed window to side aspect, Velux windows to rear aspect, radiator, power points.

#### **Bedroom Four**

13'7 x13'1 (4.14m x3.99m)  
Velux windows to front aspect, radiator, power points.

#### **Family Bathroom**

Velux window to rear aspect, freestanding bath with mixer taps, wash hand basin, concealed cistern W.C, Victorian style radiator, wall mounted vanity mirror, tiled flooring, part tiled walls inset spotlights, extractor fan.

#### **Landscaped Garden & Communal Grounds**

The garden boasts a Sandstone patio area leading to the remainder lawn with a Sandstone path leading to a timber gate providing side access. The garden further benefits from external lighting and water tap. The property benefits from five acres of communal grounds with a substantial pond and countryside views.

#### **Driveway Parking**

To the front of the property is a shingle driveway providing parking for multiple vehicles.

#### **Location Summary**

Cutlers Green is a quiet hamlet on the outskirts of the Medieval market town of Thaxted offering various

