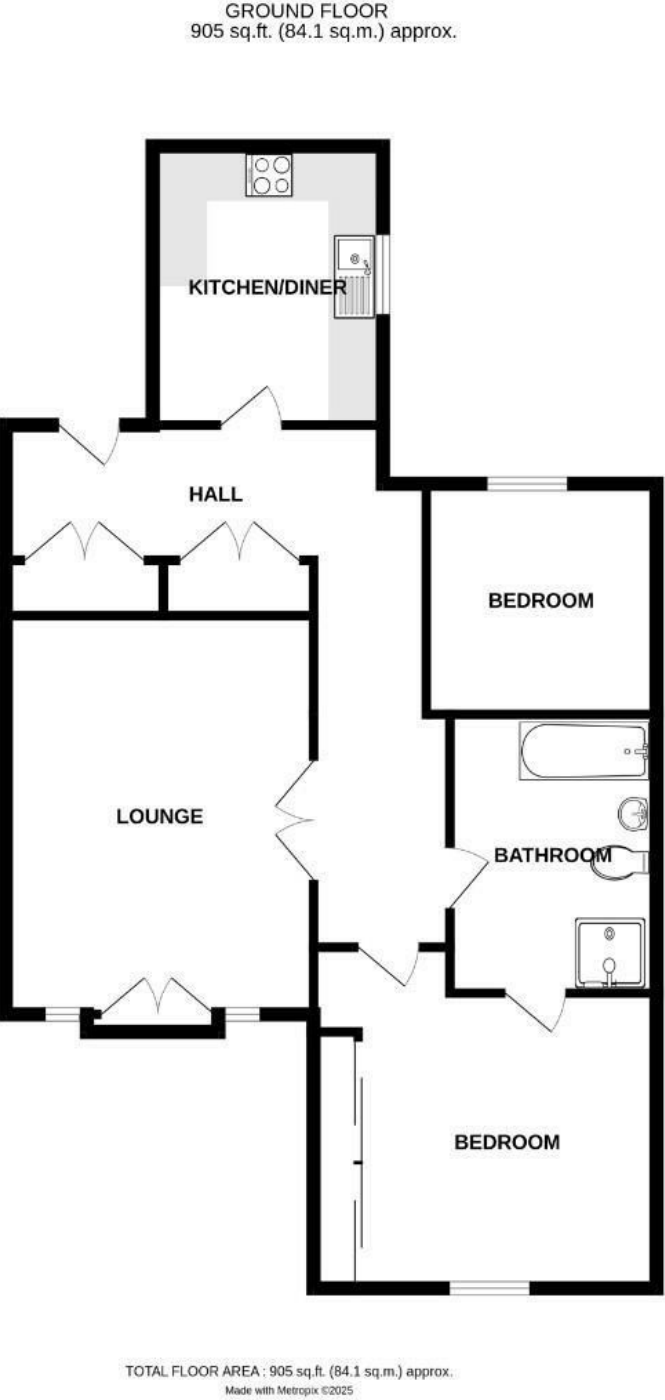




Disclaimer

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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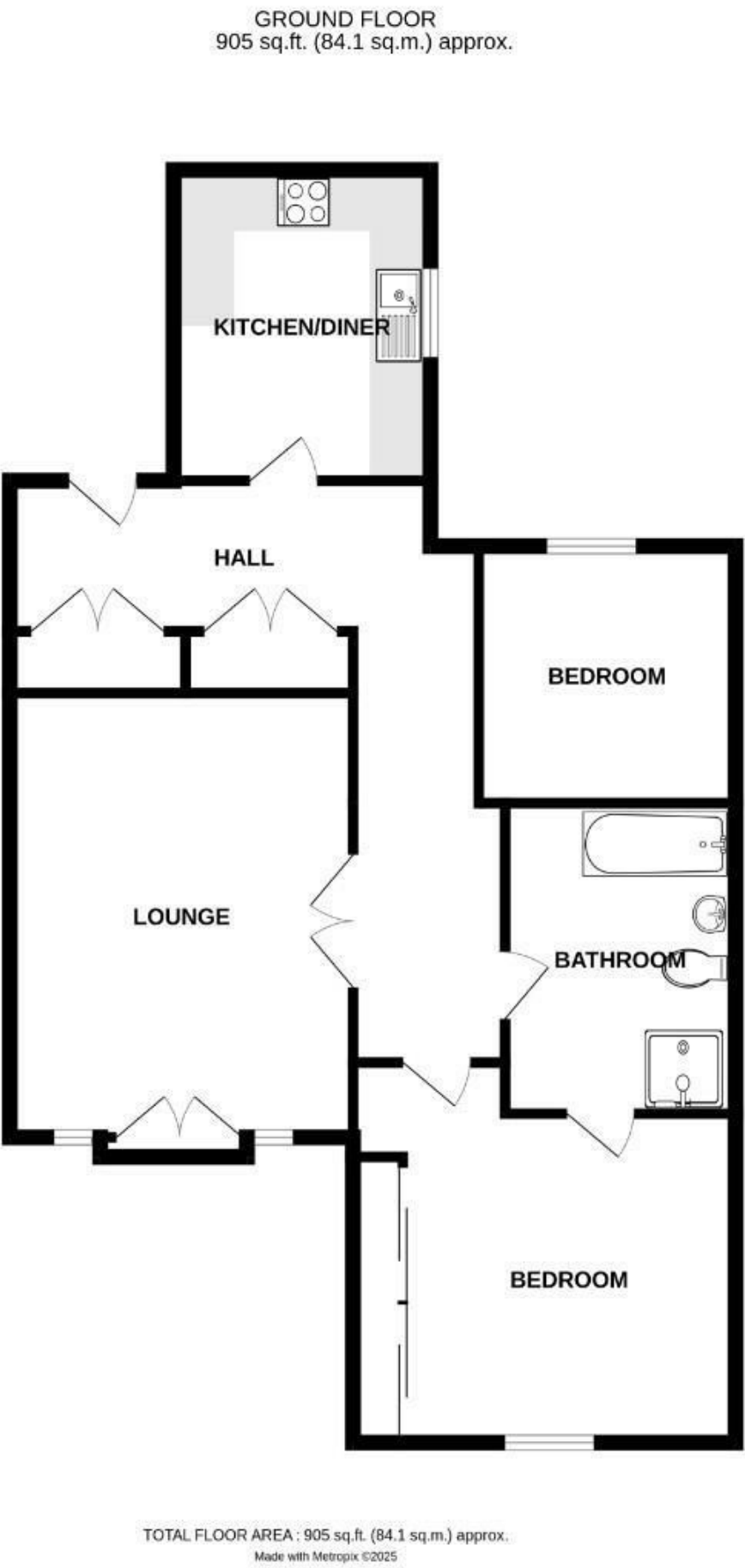
DUNMOW ROAD, GREAT EASTON, DUNMOW

£325,000



DUNMOW ROAD GREAT EASTON DUNMOW

No Onward Chain We are pleased to offer this first floor two double bedroom retirement apartment situated within the ever popular Maynard House of Great Easton. The accommodation in brief offers a sizeable living room with Juliet balcony, high specification kitchen, two double bedrooms and a spacious Jack & Jill bathroom with separate shower and bath. Further benefits include access to care and health facilities, 24 hour care line, various communal rooms, minibus service, vegetable garden, club house, bar, and communal grounds. Set within excess of 5 acres of grounds, this popular retirement village is equipped with health and care facilities, various gardens with mature trees, shrubs, large picturesque lake, and vegetable garden, all enclosed by substantial treeline. Other amenities are available such as a restaurant, club house, mini-bus service, and bar, as well as other outdoor public spaces.





- Two Double Bedroom Retirement Apartment
- Living Room with Juliet Balcony
- High Specification Kitchen
- Spacious Bathroom with Separate Shower and Bath
- Gas Central Heating
- Exquisite Grounds with Vegetable Garden
- Communal Club and Bar
- Access to Health and Care Facilities
- 24 Hour Care Line
- Views Over Farmland

Entrance Hall

15'8" x 21'5" (4.796 x 6.539)

First floor accessible via lifts and staircase, entrance via front door, storage cupboards, carpeted flooring, various power points. Doors to:-

Kitchen

11'2" x 9'4" (3.404 x 2.847)

Window to rear aspect overlooking farmland, various base and eye level units with working surfaces over, one and a half stainless steel basin with drainer unit and mixer tap over, four ring hob with extractor fan over, integrated elevated oven, integrated fridge freezer, integrated dishwasher, integrated washing machine, inset spotlights, various power points.

Lounge/Dining Room

French Doors side aspect with Juliet Balcony, carpeted flooring, two ceiling mounted light fixtures, various power points, TV point.

Bedroom One

13'10" x 13'11" (4.241 x 4.251)

Window to side aspect, fitted wardrobes, door to:-

Jack & Jill Bathroom

8'6" x 11'1" (2.597 x 3.393)

Four-piece suite comprised of low-level WC, panel enclosed bath with mixer tap and shower head attachment, wash hand basin with integrated units and mixer tap over, and tile enclosed separate shower with glass door and assistive railing, mixer taps, rainfall shower attachment, handheld attachment; wall mounted heated towel rail, cabinet storage, partly tiled walls, vinyl flooring, emergency cord, assistive railing, inset spotlights, shaver port.

Bedroom Two

9'4" x 10'1" (2.860 x 3.087)

Window to side aspect.

Communal Areas

Maynard house boasts a variety of internal





amenities and benefits including: residents Bistro (open 4 days per week with Carvery Lunch two Sundays a month), 24-hour clubhouse and bar, library, various communal seating areas, and an on-site house manager.

Gardens

The substantial communal grounds are made up of various mature shrub borders, mature trees, a central pond and accompanying stream with scenic seating and viewing areas amongst natural landscapes. Furthermore, Maynard House also benefits from a bowls green, communal allotment, and various well maintained walkways.

