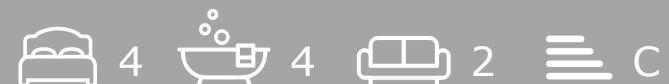
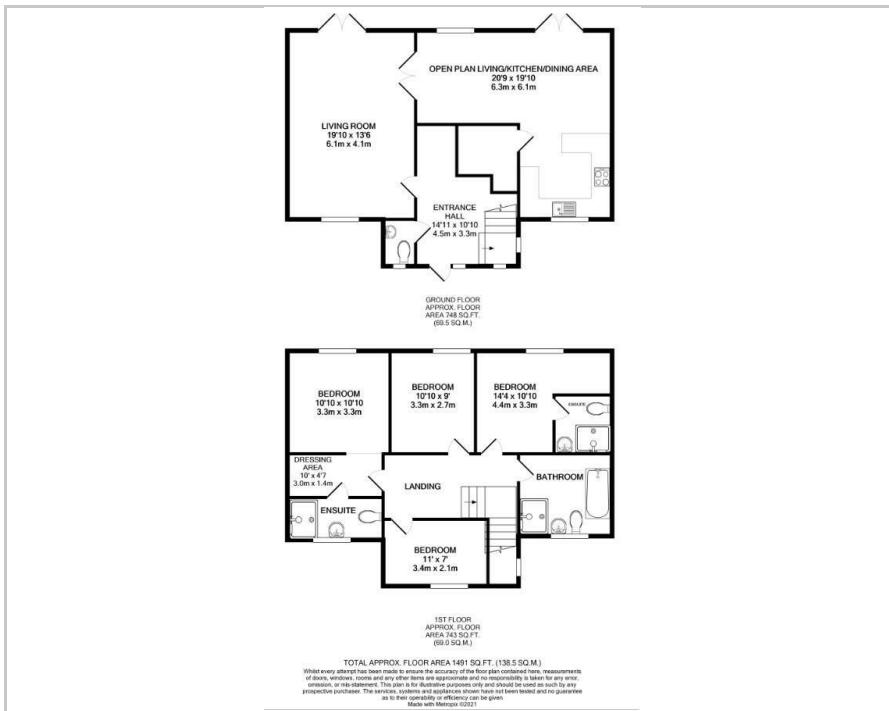




- Brand New Detached House
- Private Gated Development
- Four Bedrooms
- Two En-Suites
- Ground Floor WC
- Open Plan Kitchen/Dining Area
- Driveway for Two Cars
- Available From December 2023

Broadfield Road, Takeley, CM22 6SR
£675,000





Important Note

Please note the measurements provided are taken from the original plans and therefore may not be accurate once build complete, in addition the photos shown are either computer generated or from similar properties on another development.

Entrance Hall

Ground Floor WC

Open Plan Living/Kitchen/Dining Area 20'9 x 19'10 narrowing to 10'2

Living Room

19'10 x 13'6

Landing

Bedroom One

10'10 x 10'10

Dressing Area

10' x 4'7

Ensuite

Bedroom Two

10'10 x 10'1

Ensuite

Bedroom Three

10'10 x 9'

Bedroom Four

11' x 7'

Bathroom

Garden

approx 65'

Parking

parking for two cars



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus) A	79	79
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions (92 plus) A	96	96
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		

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 of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.