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COLE END LANE, SAFFRON WALDEN, ESSEX, CB10 2LQ



This property has space, light and location! Constructed in 1958, this 4/5 -bedroom, extended family home is within easy striking distance of the market town of Saffron Walden,

Extended by the current owners approximately 9 years ago to an high standard and now offering over 2000 sq ft of living accommodation, this family home has plenty of flexible living space.





- Extended 4/5 bedroom house
- over 2000 sq ft
- Close to Saffron Walden's amenities
- Garage
- 3/4 reception rooms
- Gas central heating
- Private garden
- Double glazed throughout





The property is a short drive to a large supermarket on the outskirts of Saffron Walden, an attractive medieval market town with all amenities, including independent shops and restaurants, banks, doctors, good schools and cinema.

Note: One of the downstairs reception rooms could be used as a bedroom with potential to add an ensuite, this could be used for a dependant relative or teenage retreat.

RECEPTION HALL

KITCHEN/DINING ROOM

23'7" x 9'10" (7.21 x 3.00)

LIVING ROOM

23'5" x 14'4" (7.16 x 4.37)

FAMILY ROOM/TV ROOM

9'10" x 9'8" (3.00 x 2.95)

UTILITY ROOM

CONSERVATORY

20'9" x 10'4" (6.35 x 3.15)

STUDY/BEDROOM FIVE

10'7" x 9'10" (3.23 x 3.00)

LANDING

MASTER BEDROOM

13'8" x 12'11" (4.17 x 3.96)

BEDROOM TWO

10'0" x 9'8" (3.07 x 2.95)

BEDROOM THREE

9'4" x 8'9" (2.87 x 2.69)

BEDROOM FOUR

11'5" x 10'2" (3.48 x 3.10)

FAMILY BATHROOM

OUTSIDE

To the front of the property there is a driveway which provides parking for 4 cars. Attached single garage. To the rear there is a private garden which is laid to lawn, screen on all boundaries providing a good deal of privacy. Large decked area which captures the morning and evening sun.

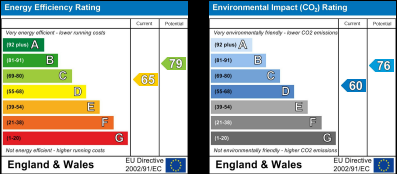
Conveniently located with Cambridge to the north, just over half an hour drive away, with the M25 40 minutes to the south. Audley End station is a ten minute drive which offers a regular service to both Cambridge and London Liverpool street stations. The property benefits from double glazed windows throughout and heating is provided by radiators fed by the gas boiler. There is under-floor heating in the study. Additionally there is a large conservatory overlooking the private rear garden.





On leaving Saffron Walden on the Radwinter road proceed past the Tesco store and continue for approximately 1 mile. Turn right into Cole End Lane and the property is located on the left hand side,

Band



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