



## Gillon Way

Radwinter, CB10 2FU

- Sitting room with log burner
- · Spacious kitchen/dining room
- Five bedrooms
- En suite, shower room and bathroom
- South facing garden
- Garage and off-street parking

An attractive five bedroom, three storey detached home forming part of this small development in the heart of the village. The property enjoys spacious and well-presented accommodation throughout, together with an attractive garden and garaging.



## Guide Price £775,000



## **CHEFFINS**















## **LOCATION**

Radwinter is a charming village with a fine parish church, excellent primary school and recreation ground. The historic market town of Saffron Walden is about 5 miles distant, providing excellent shopping, schooling, further recreational facilities and twice weekly market. Audley End station, offering a commuter service to London Liverpool Street, is 7 miles away and the M11 motorway access at Stumps Cross is approximately 9 miles. Historic Cambridge is about 15 miles to the north.

#### GROUND FLOOR

## **ENTRANCE HALL**

Glazed entrance door, double glazed window to the front aspect, staircase rising to the first floor with understairs storage cupboard and doors to adjoining rooms.

## SITTING ROOM

Double glazed windows to the front and side aspects and feature fireplace with integrated log burner.

## KITCHEN/DINER

The kitchen is fitted with a range of base and eye level units with stainless steel sink, Siemens appliances including five ring induction hob with extractor fan over, double ovens, fridge freezer and integrated dishwasher. Double glazed windows to the front and side aspects. Open plan to the dining area with door to pantry cupboard, double glazed window to the side aspect and bi-folding doors opening to the rear garden.

## **CLOAKROOM**

Comprising low level WC, ceramic wash basin and obscure double glazed window to the rear aspect.

#### **FIRST FLOOR**

#### **LANDING**

Airing cupboard and laundry cupboard with space and plumbing for washing machine and tumble dryer. Double glazed window to the rear aspect and staircase rising to the second floor.

#### **BEDROOM 1**

Juliette balcony, opening to dressing rooms area and door to:

#### **EN SUITE**

Suite comprising ceramic wash basin with The property has a paved driveway vanity unit beneath, low level WC, tiled shower enclosure and heated towel rail.

#### **BEDROOM 2**

Double glazed window to the front aspect.

## **BEDROOM 5/OFFICE**

Double glazed window to the front aspect.

## **BATHROOM**

Suite comprising ceramic wash basin with vanity unit beneath, low level WC, panelled bath with shower over, heated towel rail and obscure double glazed windows to the front and side aspects.

#### SECOND FLOOR

#### **LANDING**

Double glazed window to the rear aspect and doors to adjoining rooms and storage cupboards.

#### **BEDROOM 3**

Double glazed windows to the front and side aspects.

### **BEDROOM 4**

Double glazed windows to the side and front aspects.

#### **SHOWER ROOM**

Double glazed French doors opening to a Suite comprising ceramic wash basin with vanity unit beneath, low level WC, tiled shower enclosure and heated towel rail.

#### **OUTSIDE**

providing off-street parking for several vehicles and access to the garage and EV charging point. There is gated side access to the south facing rear garden. Adjoining the rear of the property is a paved terrace with a 4.5m projection awning and mature flower and shrub beds bordering. The garden is predominantly laid to lawn with a further paved terrace area to the rear.

#### GARAGE

Up and over door, power and lighting connected and eaves storage space.

#### **VIEWINGS**

By appointment through the Agents.











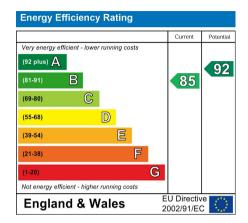






Cambridge | Saffron Walden | Newmarket | Ely | Haverhill | London cheffins.co.uk

# CHEFFINS



Guide Price £775,000 Tenure - Freehold Council Tax Band - G Local Authority - Uttlesford



Cambridge | Saffron Walden | Newmarket | Ely | Haverhill | London cheffins.co.uk





Cambridge | Saffron Walden | Newmarket | Ely | Haverhill | London cheffins.co.uk





Illustration for identification purposes only, measurements are approximate, not to scale.

Agents Note: Stamp Duty thresholds have and are changing imminently. Please familiarise yourself with the current thresholds and timescales before moving forward with any transactions.

More details can be found at: <a href="https://www.gov.uk/stamp-duty-land-tax">https://www.gov.uk/stamp-duty-land-tax</a>.

For more information on this property please refer to the Material Information Brochure on our website.







8 Hill Street, Saffron Walden, CB10 1JD | 01799 523656 | cheffins.co.uk