



School Street, Great Chesterford, CB10 1NN

CHEFFINS

School Street

Great Chesterford,
CB10 1NN

- Detached home
- Three reception rooms
- Large driveway and triple garage
- Five bedrooms
- West facing garden
- Sought-after village location

A five bedroom detached home situated in one of the village's most favoured locations. The property offers bright and substantial accommodation, together with a 0.17 of an acre plot with a triple garage and west facing garden.

5 3 3

Guide Price £1,000,000





LOCATION

Great Chesterford is one of the area's most sought after villages with its outstanding range of local amenities including a store, fine church, primary school, hotel/restaurant, 2 inns and its own mainline railway station with a commuter service to Cambridge and London Liverpool Street. The market town of Saffron Walden is situated about 4 miles to the south and the university city of Cambridge about 11 miles to the north. The nearest M11 motorway access point is less than 1 mile away at Stump Cross and for the international commuter Stansted Airport is located just off Junction 8 on the M11 motorway close to Bishop's Stortford.

GROUND FLOOR

ENTRANCE HALL

Entrance door and windows to the front and side aspects, stairs rising to the first floor and doors to adjoining rooms.

KITCHEN/BREAKFAST ROOM

Fitted with a range of base and eye level units with quartz worktop over, sink, two electric fan ovens, induction hob with overhead extractor, integrated microwave, dishwasher and fridge freezer. Glazed French doors to the rear and two windows to the side aspect, door into:-

UTILITY ROOM

Fitted with a range of base and eye level units with worktop over, space and plumbing for washing machine and tumble dryer, sink, water softener, door to pantry cupboard and glazed door to the rear.

OFFICE

Window to the front aspect.

CLOAKROOM

Comprising pedestal wash basin, low level WC, heated towel rail and obscure glazed window to the side aspect.

FAMILY ROOM

Dual aspect with windows to the front and side aspects.

SITTING ROOM

Windows to the side and rear aspects together with glazed French doors to the

side aspect. Feature inglenook fireplace with woodburning stove.

FIRST FLOOR

LANDING

Window to the front aspect, door to airing cupboard housing the immersion heater, access to the loft space and doors to adjoining rooms.

BEDROOM 1

Dual aspect with windows to the rear and side aspects with window seat, fitted wardrobes and door into:-

EN SUITE

Comprising ceramic wash basin with vanity unit beneath, low level WC, walk-in shower enclosure with dual head attachment, and heated towel rail.

BEDROOM 2

Window to the front aspect, fitted wardrobe and door to:-

EN SUITE

Comprising ceramic wash basin with vanity unit beneath, low level WC, walk-in shower enclosure and obscure glazed window to the side aspect.

BEDROOM 3

Window to the rear aspect, large storage cupboard/wardrobe and eaves storage.

BEDROOM 4

Window to the side aspect and fitted wardrobe.

BEDROOM 5

Obscure glazed window to the side aspect.

BATHROOM

Comprising ceramic wash basin, low level WC, corner bath, shower enclosure, heated towel rail and obscure glazed window to the front aspect.

OUTSIDE

A low brick wall fronts the property, complemented by a block-paved driveway providing parking for several vehicles, a lawned area and gated access leading to a triple garage. The rear features a paved terrace ideal for al fresco entertaining, surrounded by mature flower beds, with the rest of the garden laid to lawn.

TRIPLE GARAGE

Fitted with a double electric up and over door and a single manual up and over door, external side door, power and lighting supply. To the rear of the garage is a gardener's WC.

VIEWINGS

By appointment through the Agents.







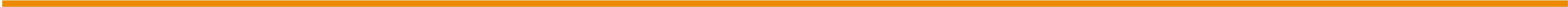




Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	76	80
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Guide Price £1,000,000
 Tenure – Freehold
 Council Tax Band – G
 Local Authority – Uttlesford



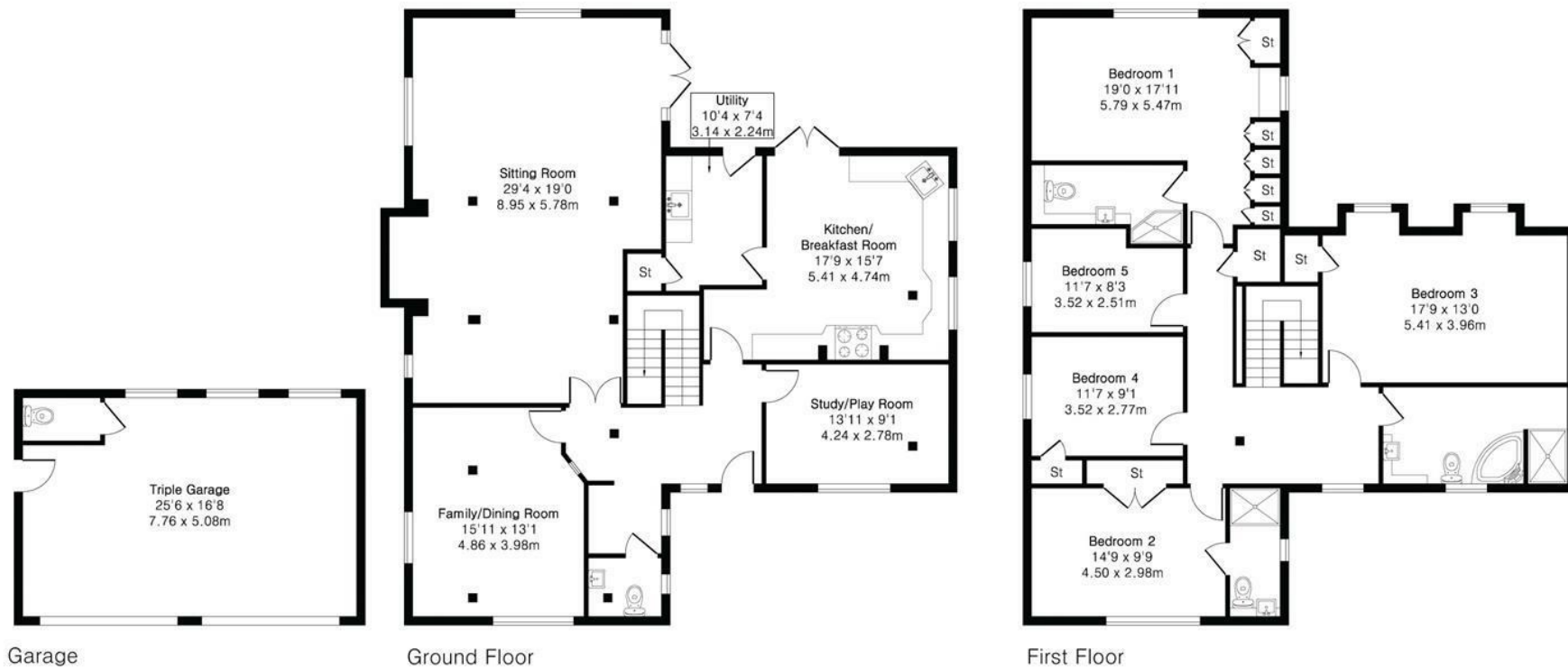


**Approximate Gross Internal Area 2718 sq ft - 252 sq m
(Excluding Garage)**

Ground Floor Area 1424 sq ft – 132 sq m

First Floor Area 1294 sq ft – 120 sq m

Garage Area 1294 sq ft – 120 sq m





For more information on this property please refer to the Material Information Brochure on our website.
Agents Note: Stamp Duty Land Tax is an additional cost that you must consider. Rates vary according to the type of transaction and your circumstances. Therefore please familiarise yourself with the rates applicable using this link: <https://www.gov.uk/stamp-duty-land-tax/residential-property-rates>.

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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

