



4 Briar Road, Dunmow, Essex, CM6 1ZL

www.intercounty.co.uk

Asking Price: £575,000
Freehold



Intercounty
Estate and Letting Agents



A charming, four double bedroom, detached family home tucked away within the desirable 'Woodlands Park' development.

Accommodation offers a spacious entrance hall, a well-appointed kitchen, utility room and a generously proportioned lounge/dining room. There is also playroom/study and a ground floor cloakroom. Upstairs, set over two floors are four double bedrooms, two ensembles, family bathroom and an additional living room, complete with a balcony.

Outside boasts a landscaped rear garden, spacious patio and a brick-built BBQ area. A pedestrian door grants access to the garage and a gate leads back to the driveway. There is also an EV charging point in the carport.

Council Tax Band F. EPC Rating C.



Four Bedroom Detached House
Generous Living Space
Living Room with Balcony
Family Bathroom & Two Ensuites
Garage
Council Tax Band F
EPC Rating C

ADDITIONAL INFORMATION

Great Dunmow, originally a small Roman built town, is situated between Bishop's Stortford and Braintree and is surrounded by beautiful countryside with walks and trails to explore. A rail service runs from Stansted Airport direct to London Liverpool Street and there is a quick and easy route to the M11. The town provides a wealth of amenities including restaurants, pubs, a leisure centre, and tennis and cricket clubs along with several well-regarded schools.

Briar Road

Approximate Gross Internal Area = 1802 sq ft / 167.4 sq m
Garage = 241 sq ft / 22.4 sq m
Total = 2043 sq ft / 189.8 sq m



This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.

Intercounty

AGENTS NOTES IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of any offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only and are not precise. Floorplans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller. We may refer you to recommended providers of ancillary services such as Conveyancing, Financial Services, Insurance and Surveying. We may receive a commission payment fee or other benefit (known as a referral fee) for recommending their service. You are not under any obligation to use the services of the recommended provider. The ancillary service provider may be an associated company of Intercounty.

ANTI-MONEY LAUNDERING We are required by law to conduct anti-money laundering checks on all those selling or buying a property. Whilst we retain responsibility for ensuring checks are carried out correctly and for ongoing monitoring, the initial checks are carried out on our behalf by Lifetime Legal who will contact you once you have agreed to instruct us in your sale or had an offer accepted on a property you wish to buy. The cost of these checks is £60 inc VAT, which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required. This fee is paid in advance, directly to Lifetime Legal and is non-refundable.

FOR MORE DETAILS CONTACT

Barclay House, 1 High Street, Dunmow, Essex, CM6 1UU

T: 01371 878322 | W: www.intercounty.co.uk

Intercounty
Estate and Letting Agents