



8 Homebridge, Great Sampford,
Saffron Walden, Essex, CB10 2SB

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Asking Price: £500,000
Freehold



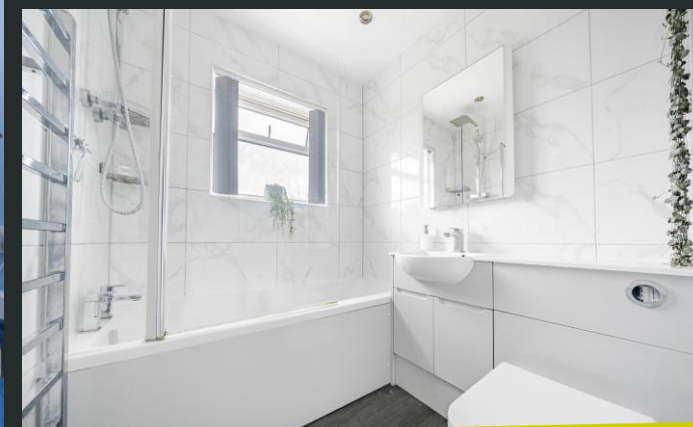
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Detached four bedroom home in serene village location boasting picturesque countryside views. Accommodation comprises hallway with a bespoke oak staircase and under stairs storage, WC, kitchen equipped with granite countertops, dining room, conservatory with bi-folding doors, providing beautiful countryside views, utility room with eye-level cupboards and a generous lounge. On the first floor is the principal bedroom with an en-suite shower room, three further bedrooms and a family bathroom.

Outside to the front there are two off-street parking spaces and a garage. The rear garden is predominantly laid to lawn with a sandstone terrace ideal for outdoor entertaining, a further paved terrace offers stunning countryside views. Additionally, there are two garden sheds, one with power and lighting.

EPC Band D. Council Tax Band E.



4 Bedroom Detached Property
2 Receptions & Conservatory
Kitchen & Utility
Bathroom & Ensuite
Garage & Parking
South Facing Garden
Countryside Views
EPC Band D & Council Tax Band E

ADDITIONAL INFORMATION

The village of Great Sampford lies 3 miles from Thaxted and 8 Miles from Saffron Walden, each providing further schooling and shopping facilities. The village itself offers a primary school, two churches and a pub, additionally is a village green and cricket club. Newport station provides train services to London Liverpool Street and Cambridge which is less than 8 miles away and M11 access is 25 minutes away by car.

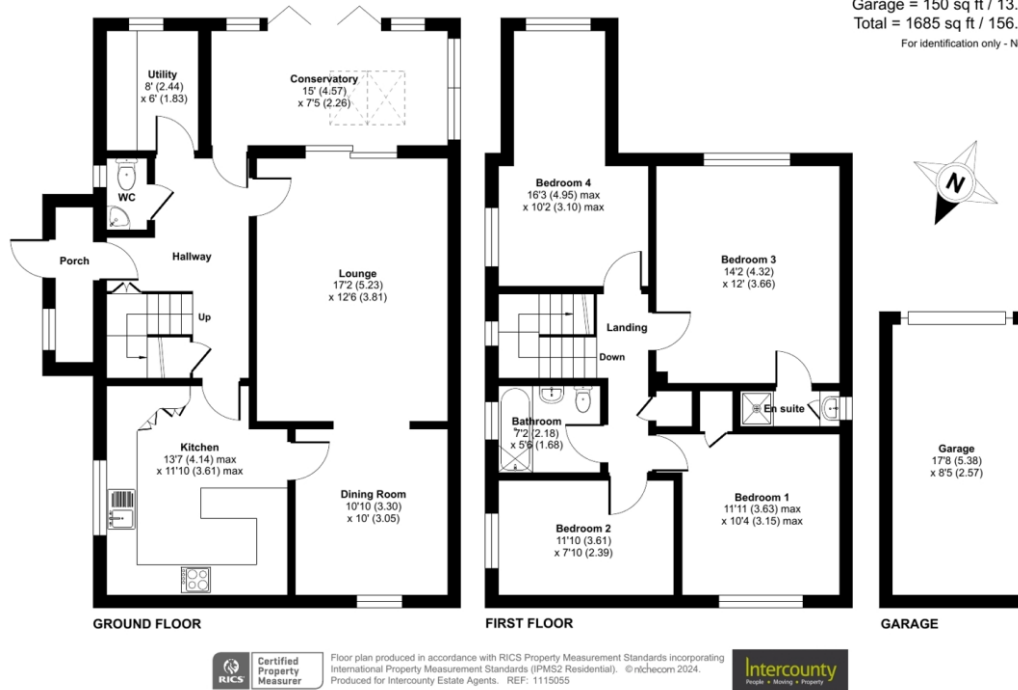
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Approximate Area = 1535 sq ft / 142.6 sq m

Garage = 150 sq ft / 13.9 sq m

Total = 1685 sq ft / 156.5 sq m

For identification only - Not to scale



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.

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FOR MORE DETAILS CONTACT

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