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## Hanna House, Braintree Road, Felsted

£1,750 p.c.m. TO LET

An immaculately presented 4 bedroom detached family home. Built to a high specification located very close to Felsted village and schools with excellent commuter links.

Quality from home to home

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## Overview Summary

An immaculately presented 4 bedroom detached family home. Built to a high specification located very close to Felsted village and schools with excellent commuter links.

## Key features

- 4 Bedroom detached family home
- Large kitchen/breakfast room with french doors to garden
- Study/Playroom
- Garage and parking for 2 cars
- Immaculately presented built to high specification
- Large lounge with french doors to garden
- Downstairs cloakroom
- Close to Felsted village and schools

## Local area

The sought after North Essex village of Felsted is particularly popular for its schools and its central location for easy access into London via A12 Chelmsford and Stansted via M11. The local amenities cater for all your daily needs and include a General Store with Post Office and various other smaller shops, a delicatessen and coffee shop, three restaurants and two pubs. A local bus service runs regularly to and from Stansted, Chelmsford, Gt Dunmow and Braintree and main line rail links to London Liverpool Street are from Braintree, Chelmsford and Stansted. The A12 and M11 are a few minutes drive and Stansted airport is approximately 15 miles to the west.

## Schools & Transport

- Felsted Primary School, 3,583.26 Miles
- Braintree Railway Station, 3,584.24 Miles
- Stansted Airport, 3,585.09 Miles
- F K S Schools, 3,583.98 Miles
- Felsted Preparatory School, 3,582.86 Miles
- Stansted Station, 3,585.90 Miles

## Further Details

**Tenure:** Freehold

**Hatfield Broad Oak office:** 01279 717929

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Rental: £1750 payable monthly in advance

Deposit: £2625

payable in cleared funds

prior to the commencement of the tenancy

Term: 24 months extendable

Un-Furnished: carpets, flooring and blinds

Kitchen appliances: Space for fridge/freezer, dishwasher, tumble dryer and washing machine (will not be replaced by Landlord if cease to work)

Bosch Cooker and Microwave

Form of heating: Oil central heating and underfloor heating

Tenant reference Fees applicable: £150.00 + VAT per person

List of accommodation & approx room sizes

Large Entrance hall with 2 x store cupboards 11'4 x 9'1

Large light and airy kitchen /breakfast room with large velux window to ceiling and French doors to garden 21'6 x 16' max.

Large Lounge with French doors to garden 20'6 x 11'9

Study/Playroom 11'3 x 6'3

Downstairs cloakroom

Master Bedroom with ensuite 11'4 x 11'2

Bedroom (2) 12'2 x 10'9

Bedroom (3) 10'4 x 9'3

Bedroom (4) 8'5 x 6'1

Family Bathroom

Garage and parking for 2 cars

Garden

Carpet and flooring throughout

Pets: NO      Children: Yes      Smoking: NO







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