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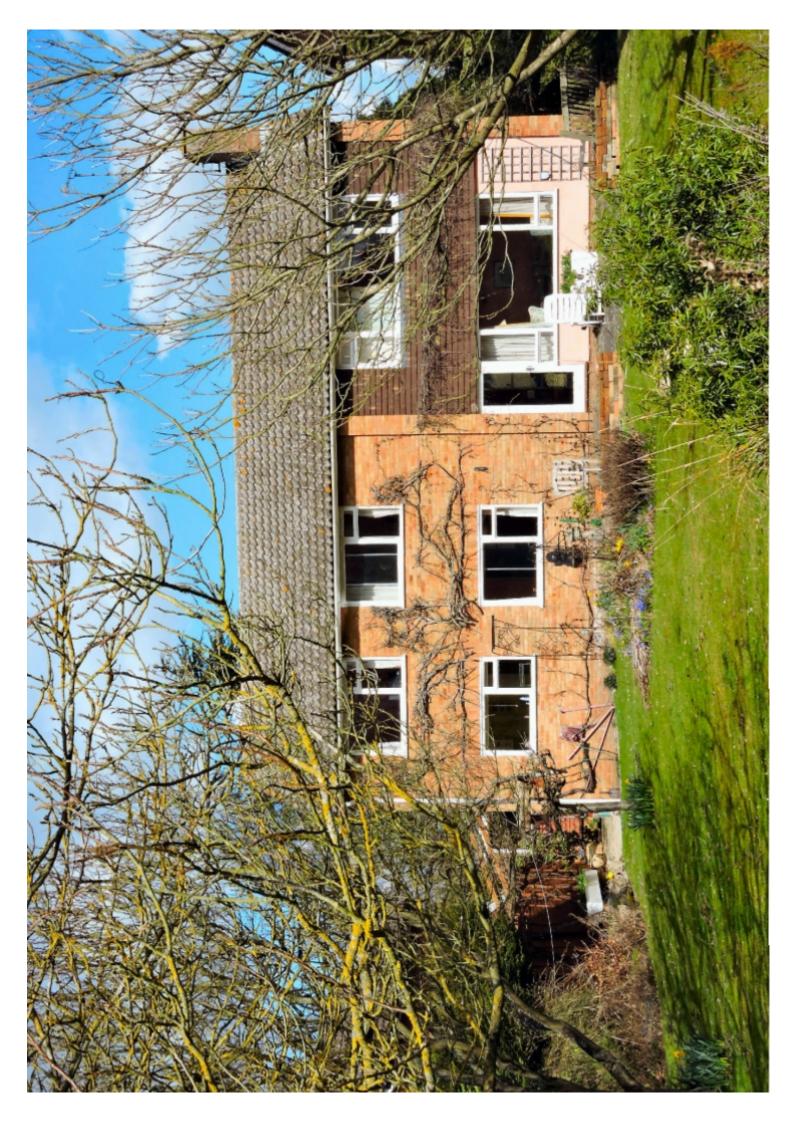


Greenways, Station Road, Station Road, Felsted

£645,000 SOLD

A fabulous opportunity to acquire this gem. A 1980s style 4 bedroom detached property requiring modernisation to bring it into the 21st century. A quiet location close to village centre occupying just under an acre plot (stls). EPC band E

Quality from home to home andersonsproperty.com



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Overview Summary

A fabulous opportunity to acquire this gem. A 1980s style 4 bedroom detached property requiring modernisation to bring it into the 21st century. A quiet location close to village centre occupying just under an acre plot (stls). EPC band E

Key features

- Quiet location
- 3 Reception Rooms
- Triple Bay Garaging
- Lovely mature gardens
- Set back from the Road

- In need of refurbishment
- Lovely rural outlook
- Walk to Village Shop and Schools
- 1 acre plot (sts)
- Excellent commuter links

Local area

Felsted is renowned for its schools and is an extremely popular North Essex village with local amenities catering for all your daily needs that include a shop with post office, Doctors' surgery, Parish church, coffee shop, pubs & restaurants, numerous clubs and activities for all age groups, British Legion and a bus services running to Gt Dunmow, Braintree and Chelmsford for a wider selection of shopping and leisure facilities. Main line rail to London Liverpool Street station is from Braintree & Chelmsford, the A120 for its connection to M11 is a few minutes drive and Stansted Airport is approximately 9 miles to the West.

Schools & Transport

- New Hall School, 7.39 Miles
- Felsted School, 0.68 Miles
- Chelmsford County High Schools, 8.05 Miles
- Felsted Preparatory School, 0.47 Miles
- Bishop Stortford College, 11.79 Miles

- Felsted Primary School, 1.23 Miles
- Helena Romanes School, 3.46 Miles
- King Edward VI Grammar School, 8.26 Miles
- Stansted Airport, 7.25 Miles
- Bishop's Stortford Station, 11.08 Miles

Further Details

Tenure: Freehold Local Authority: Uttlesford District Council. Tel 01799 510510 Total Sq Ft: 1548 (144 Sq M) approx (excluding garages) Felsted office: 01371 822122

AGENTS NOTES: These particulars have been prepared in all good faith to give a fair overall view of the property, but should NOT be relied upon as statements of fact. If any points are particularly relevant to your interest in the property please ask for further information. We have not tested any services, appliances, equipment or facilities and nothing in these particulars shall be deemed to be a statement that they are in good working order or that the property is in good structural condition or otherwise. It should not be assumed that any of the contents, furnishings/furniture etc. photographed are included in the sale, nor that the property reases as displayed in the photograph/s. No assumptions should be made with regard to parts of the property that have not been photographed. Any areas, measurements or distances referred to are given as a GUIDE ONLY and are not precise. It should not be assumed that the property has all the necessary planning permissions, building regulations or other consents, and where any reference is made to planning permissions or potential uses such information is given in good faith. Purchasers must satisfy themselves by inspection or otherwise regarding the items mentioned above and as to the correctness of each of the statements contained in these particulars. The information in these particulars is given without responsibility on the part of Andersons or their Clients. The particulars do not form any part of an offer or a contract and neither Andersons nor its employees has any authority to make or give any representations or warranty whatsoever in relation to this property.





The property is entered via an entrance porch with timber framed part glazed entrance door with glazed side panels and window to the side elevation, further timber and glazed door with obscure glazed panels gives access to the main entrance hall.

ENTRANCE HALL 19'1 x 6'10 (5.2m x 2.09m)

Fabulous original parquet flooring, ceiling light fittings, radiator, power points, stairs to first floor landing having useful storage cupboard under, doors to kitchen, dining room, lounge, study and cloakroom.

LOUNGE 16'11 x 13'2 (5.16m x 4.03m)

A bright and spacious room having feature fireplace with stone hearth and surround, large timber framed picture window with secondary double glazing to the rear elevation looking out over the gardens and a further window to the side elevation, timber and glazed door gives access to the rear terrace. Wall mounted light fittings, radiators, power points.

DINING ROOM 10'6 x 10'3 (3.22m x 3.14m)

A useful reception room having obscure glazed internal window to the entrance hall, large timber framed picture window with secondary glazing to the rear elevation, wall mounted light fittings, ceiling light fitting, radiator, power points, serving hatch through to the kitchen.

KITCHEN 14'10 x 9'6 (4.54m x 2.91m)

A fitted kitchen in need of complete modernisation that currently comprises roll edge working surfaces, stainless steel sink, range of drawers and cupboards under, space for cooker, ceiling light fitting, power points, windows to the rear and side elevations, door to utility room.

UTILITY ROOM 16'3 x 6'2 (4.97m x 1.89m)

Doors to both rear and front elevations with glazed panels and window to the side elevation and further window to the rear, sink unit, space for washing machine and tumble dryer, door to the triple bay garage, ceiling strip light, power points.

CLOAKS/SHOWER ROOM

White suite comprising low level WC, wall mounted wash hand basin, fully tiled enclosed shower with fitted power shower, ceiling light fitting, obscure glazed window to the front elevation, radiator, tiled splash backs.

STUDY 10'10 x 7'8 (3.32m x 2.36m)

An extremely useful home study/office that is lovely and bright with window to the front elevation, radiator, power points, ceiling light fitting.





FIRST FLOOR LANDING

Turning staircase rising from the entrance hall with quarter landing, spacious landing area with doors to all bedrooms and the family bathroom, window to the front elevation, ceiling light fitting, radiator, access to loft storage space, shelved airing cupboard housing the lagged copper cylinder, power points.

BEDROOM (1) 15'0 x 11'9 (4.58m x 3.59m)

Large master bedroom with built in wardrobes, radiator, ceiling light fitting, large timber framed picture window with secondary double glazing to the rear elevation, affording superb views of the Essex countryside and the garden, power points, two wall mounted spotlights.

BEDROOM (2) 10'7 x 10'4 (3.25m x 3.17m)

Further double bedroom with built in wardrobes, radiator, ceiling light fitting, ample power points, timber framed picture window with secondary double glazing to the rear elevation.

BEDROOM (3) 10'7 x 9'6 (3.24m x 2.91m)

Again having a large window overlooking the rear garden and the views, ceiling light fitting and power points.

BEDROOM (4) 10'10 x 8'2 (3.31m x 2.80m)

Large picture window overlooking the front drive and lovely views of the farmland beyond, ceiling light fitting, radiator and power points.

FAMILY BATHROOM

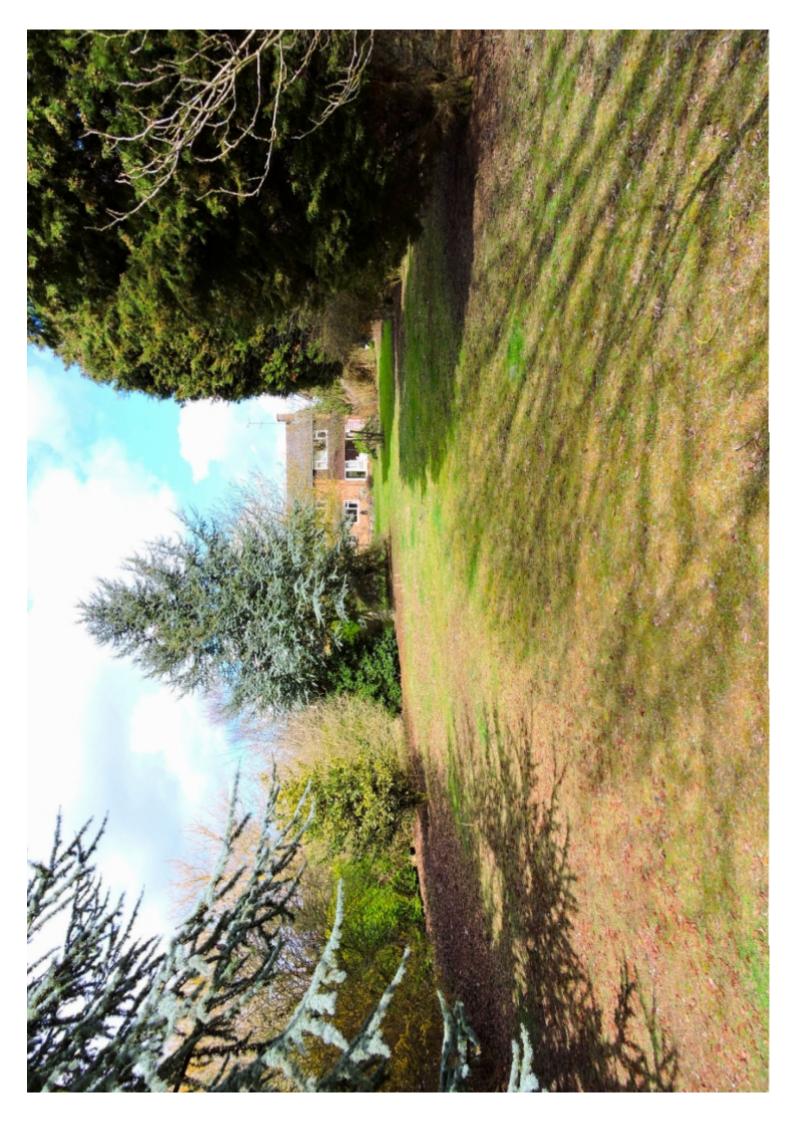
Suite comprising low level WC, pedestal wash hand basin, panel enclosed bath with mixer tap and shower attachment, obscure glazed window with secondary double glazing to the side elevation, ceiling light fitting, part tiled walls, shaver point, radiator.

OUTSIDE

The property benefits from a triple bay garage with up and over doors, power and light connected, the driveway provides off road parking for several cars and the high hedge boundaries afford privacy and seclusion. The property is nicely set back from the road with a front garden that is mainly laid to lawn with some mature trees and shrubs; gated access along one side to the South facing rear garden which is a prominent feature and commences with a paved terraced seating area, a large expanse of lawn and an abundance of beautiful specimen trees and shrub beds and borders, outbuildings to include greenhouse and garden shed are included in the sale. The whole plot extends to approximately 1 acre (sts) with lovely natural high hedging and mature trees to the boundaries giving a real sense of tranquility and seclusion and boasts a stunning outlook of the countryside beyond.

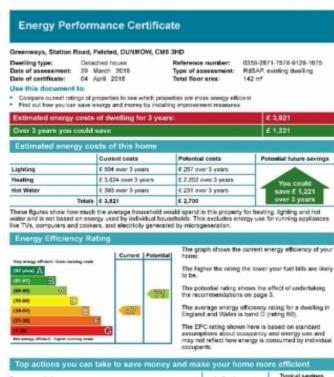










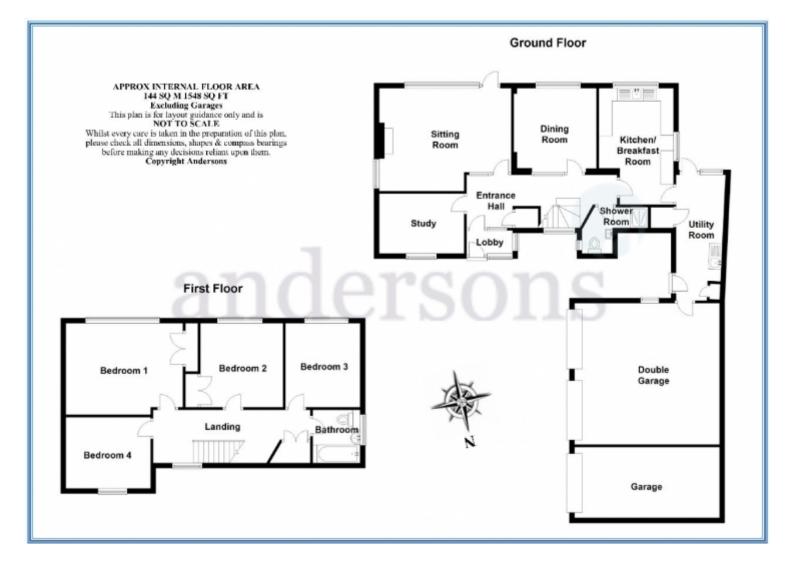


Recommended measures	Indicative cost	Typical savings over 3 years
Increase loft insulation to 270 mm	£100 - £350	€ 102
Cavity wall insulation	£500 - £1,500	£ 150
Floor insulation (solid floor)	£4,000 - £5,000	£ 288

10 red but more allow if the recommended measures and other actions you could take locks to save money, vect www.gox.ukit.netgy.gov.mic.collouistor.or.coll 0000 123 1234 (standard netovolinate). The Grown Deal may onable you make your home warmes and charged to take.

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