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RESIDENTIAL & COMMERCIAL AGENTS



4 Mill Cottages, Wimbish, Saffron Walden CB10 2XD

A spacious and beautifully presented 3-bedroom mid terrace home located in the popular village of Wimbish.

Guide Price £425,000

- Spacious 3 bedroom cottage
- Light and Airy throughout
- Driveway for multiple vehicles
- Beautiful garden with countryside views
- Situated in this popular village location
- EPC rating E
- All main services are connected



ACCOMMODATION

4 Mill Cottages is a beautifully presented and well-appointed 3-bedroom mid terrace cottage, set on the edge of the village and boasting attractive views over surrounding countryside to both the front and rear. The property has been lovingly maintained by the current owners with a particular feature of the home being the wonderful, vaulted sun room to the rear as well as a beautiful rear garden, which is of a generous size. In detail the accommodation:-

ENTRANCE HALL 3'9" x 3'2" (1.14m x 0.97m).

Tiled flooring and double-glazed window to front aspect.

LIVING ROOM 18'8" x 10'9" (5.7m x 3.28m). Open fireplace with brick surround, stairs to first floor, double-glazed window to front, two radiators and double doors to:

CONSERVATORY/SUN ROOM 19'4" x 12'5" (5.9m x 3.78m). Architecturally designed, with attractive glass roof, plumbing for washing machine, ventilation system, electric radiant heater, integral cupboard, and sliding patio doors.

CLOAKROOM 5'6" x 3' (1.68m x 0.91m).

Comprising low-level WC and wash hand basin, with double-glazed window to rear.

KITCHEN 12'7" (3.84m) x 11'4" (3.45m) + 8'7" (2.62m) x 8'2" (2.5m). Fitted with a range of base and eye-level units, integral fridge and integral freezer, double-glazed window to front, single radiator, spotlights and plumbing for washing machine and Rayburn (gas) running hot water and heating system. Glazed door providing access to the conservatory.

ON THE FIRST FLOOR

LANDING 6'5" x 3' (1.96m x 0.91m).

doors leading to:-

BEDROOM ONE 10'8" (3.25m) x 9'10" (3m) + 2' (0.6m)

Deep integral wardrobes. Airing cupboard housing

Megaflow hot water immersion tank, single radiator, double-glazed window to front aspect.

BEDROOM TWO 8'8" x 8'3" (2.64m x 2.51m).

Double-glazed window to rear with far reaching views. Single radiator.

BEDROOM THREE 10'11" x 6'6" (3.33m x 1.98m).

Loft access hatch, double-glazed window to front and double radiator.

BATHROOM 7'4" x 7' (2.24m x 2.13m).

Suite comprising panelled bath with shower over, pedestal wash basin and low-level WC, tiled splashbacks, large eaves storage cupboard, double radiator, Velux window to rear.

OUTSIDE

To the front there is a paved area providing parking for three cars, with views over countryside. The lovely rear garden has a patio area off the back of the property, with steps up to a further patio area, water feature, established shrub and flower borders and an additional garden area to the rear which is laid to lawn and benefits from a garden shed. The rear garden also has fantastic views over countryside.

LOCATION

Wimbish is a small hamlet situated mid-way between Saffron Walden and Thaxted. There is a popular White Hart Public House, a convenience store at Elder Street and a primary school in Tye Green, Wimbish. Both Saffron Walden and Thaxted are busy market towns with a thriving community and Saffron Walden has a number of restaurants, coffee bars, independent stores and boutiques. For the commuter there is a regular train service from either Newport or Audley End into London's Liverpool Street with a journey time of approximately 55 minutes. The area is also well placed for access via road towards Bishops Stortford, Cambridge and the A11/M11.





Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C	74 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

COUNCIL TAX BAND

Tax band C

TENURE

Freehold

LOCAL AUTHORITY

Uttlesford District Council

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