



101 Ashdon Road

Saffron Walden





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Saffron Walden, Essex

101 Ashdon Road, is a semi-detached family home that is set back from the Ashdon Road. Originally built in the mid-60s, then expanded in the early 2000s it offers a unique blend of classic and contemporary living spaces. Positioned in a highly sought-after area, this property falls within the catchment of Saffron Walden County High School and is conveniently located just a short walk from Saffron Walden Common and Market Square.

The ground floor features a welcoming hallway that leads to a comfortable living room with access to a wooden decked terrace. Additionally, it encompasses a cosy snug, spacious dining room, and a well-equipped kitchen, providing ample space for family activities. The breakfast room offers a delightful space for morning meals, and a convenient bathroom adds to the overall functionality.

Upstairs, the landing leads to three generously sized double bedrooms, each offering ample storage space. An additional WC is conveniently located off the landing.

The beautifully landscaped, south-facing garden features a wooden decked terrace and a lower lawned garden, creating an ideal outdoor space. The property also boasts a large double garage and off-street parking, ensuring plenty of space for vehicles and storage.

This exceptional property is an ideal choice for families seeking a spacious and versatile home in a highly desirable location.



Agents Note:

Tenure: Freehold

EPC Band: D

Mains Services Connected

Uttlesford District Council – Council Tax Band

C – £1,883.38pa

Mobile Coverage: Good Coverage From All Major Networks (Ofcom)

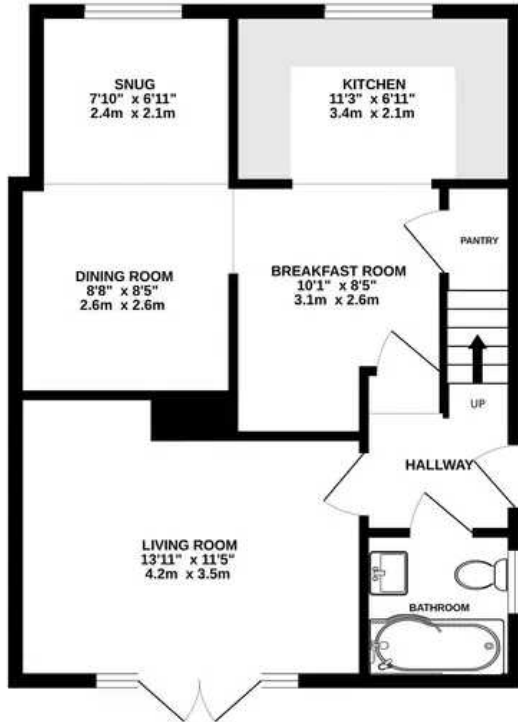
Broadband Coverage: Ultrafast Available, 1,000 Mbps (Ofcom)

Location:

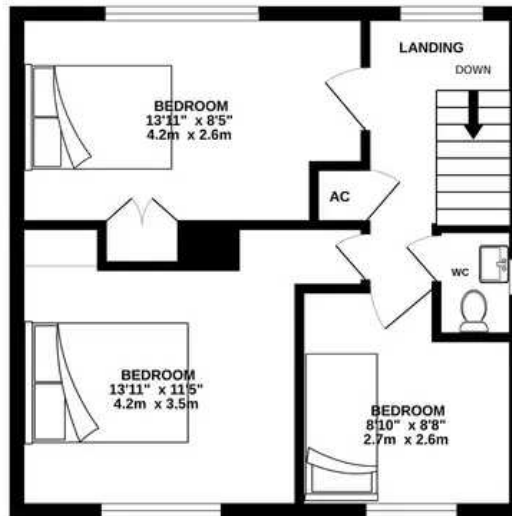
Saffron Walden is a historic market town 43 miles north of London that still houses a thriving market every Tuesday and Saturday along with an abundance of independent and chain shops. There is a diverse level of housing available from Tudor cottages to modern new build homes. The town is well served by local schools with several primary schools and an ‘Outstanding’ Ofsted-rated secondary school; Saffron Walden County High.



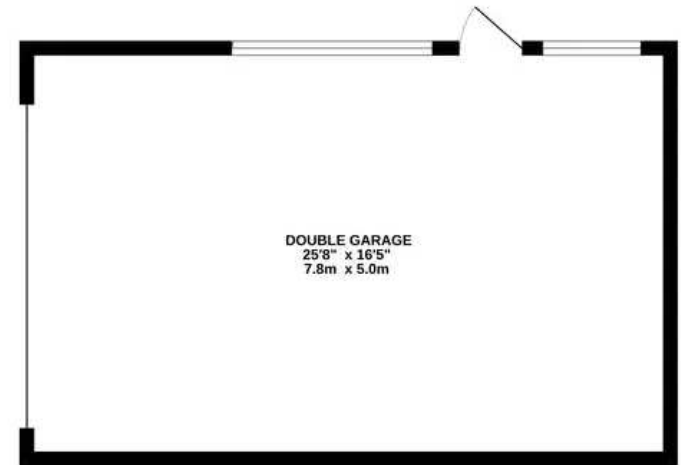
GROUND FLOOR
522 sq.ft. (48.5 sq.m.) approx.



1ST FLOOR
393 sq.ft. (36.5 sq.m.) approx.



GARAGE
421 sq.ft. (39.1 sq.m.) approx.



TOTAL FLOOR AREA : 915sq.ft. (85.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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