



31 WORRIN ROAD

Flitch Green, Dunmow, CM6 3FU

£550,000



COMMERCIAL | RESIDENTIAL | LETTINGS

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- Detached Family Home
- Five Bedrooms and Master Dressing Room and En Suite
- Three Reception Rooms
- Cloakroom
- Kitchen / Breakfast Room
- Separate Utility Room
- Garage and Carport
- Pretty Garden





Property Description

THE PROPERTY

This five bedroom detached executive home offers expansive accommodation over two floors commanding a corner plot position on the popular Fitch Green development.

The ground floor layout consists of three reception rooms, kitchen, utility area, cloakroom and entrance hall. On the first floor are five bedrooms with en-suite & dressing area to the principal bedroom and a family bathroom.

Externally the property boasts an enclosed rear garden, single garage and carport.

THE LOCATION

Located in the ever popular 'Fitch Green Village' Walking

distance to the sought after 'Fitch Green Primary school,' walking distance to the well stocked village Coop.

Felsted village is in close proximity offering, village shop, two pubs, and a tea room and a very highly regarded private school.

The historic town of Great Dunmow with its beautiful high street is only a short drive.

Neighbouring towns including Chelmsford, Braintree and Bishop's Stortford are within easy access by car or bus. Easy access to the A120, M11, and Stansted Airport.

ENTRANCE HALL

CLOAKROOM

LOUNGE

5.34m (17'6") x 3.89m (12'9")

DINING ROOM

3.92m (12'10") x 2.82m (9'3")

STUDY

2.82m (9'3") x 2.00m (6'7")

KITCHEN/ BREAKFAST ROOM

3.92m (12'10") x 3.46m (11'4") max

UTILITY ROOM

1.50m (4'11") x 1.28m (4'2")

FIRST FLOOR

LANDING

BEDROOM 1

3.92m (12'10") x 3.19m (10'6")

DRESSING ROOM

2.99m (9'10") x 2.65m (8'8")

EN SUITE

BEDROOM 2

3.92m (12'10") x 2.65m (8'8")

BEDROOM 3

3.74m (12'3") x 3.10m (10'2")

BEDROOM 4

3.01m (9'11") x 2.00m (6'7")

BEDROOM 5

2.84m (9'4") x 2.15m (7'1")

FAMILY BATHROOM

OUTSIDE

To the rear of the property is a patio with a raised decking area leading to the remainder lawn with a variety of mature shrubs. A paved pathway leads to the double gates accessing the driveway.

GARAGE AND CARPORT

To the side of the property is a single garage with up & over door, power and lighting. Adjoined to the garage is a carport with double gates leading to the rear garden.

PROPERTY INFORMATION

Freehold.

Council Tax Band - F

EPC - C

Mains services connected.







COUNCIL TAX BAND

Tax band F

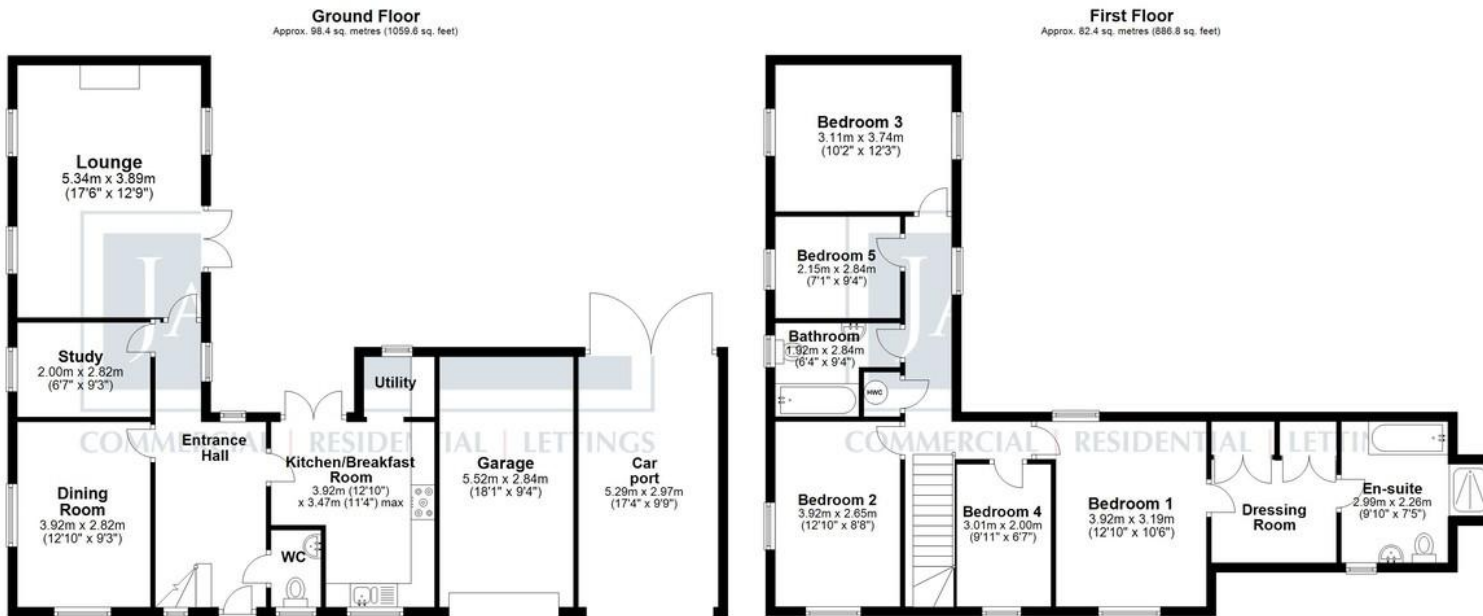
TENURE

Freehold

LOCAL AUTHORITY

Uttlesford District Council

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements



Total area: approx. 180.8 sq. metres (1946.5 sq. feet)

The sizes and floor plan shown is intended only as a guide, all sizes are approximate and cannot be relied upon as fact.
Plan produced using PlanUp.

Energy Efficiency Rating			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C	73 C	
55-68	D		
39-54	E		
21-38	F		



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