



DAVID MARTIN  
GROUP

## Windmill Green Place

Kelvedon Road, Tiptree, CO5 0LZ

**£270,000**

EPC Rating 'TBC'

- Two Bedroom Terraced House
- Two Double Bedrooms
- Allocated Parking
- Enclosed Rear Garden





## Property Description

David Martin Estate Agents are delighted to present this charming two-bedroom terraced house, ideally located in the heart of the sought-after village of Tiptree. Offering easy access to a wide range of shops, schools, and local amenities, this property is perfect for those looking for a comfortable and convenient lifestyle. The home features a welcoming entrance hall, leading to a kitchen with a bay window to the front. The generously sized lounge boasts double doors that open to the enclosed rear garden. A convenient ground floor cloakroom completes the ground level. Upstairs, you'll find two well-proportioned double bedrooms and a stylishly re-fitted shower room, offering modern comfort. Externally, the property benefits from an enclosed rear garden, as well as an allocated parking space.





## ENTRANCE HALL

Enter the property via a part glazed entrance door to front aspect, radiator, laminate flooring, under stairs storage cupboard.

## KITCHEN

11' 08" x 6' 03" (3.56m x 1.91m) Comprehensively fitted with a range of wall and base units incorporating a sink with drainer and mixer tap, tiled splash back, under-cabinet lighting, four ring gas hob with extractor over, oven, integrated fridge/freezer, dishwasher and washing machine, radiator, Box bay window to front.



## LOUNGE

13' 03" x 11' 03" (4.04m x 3.43m) Double doors and window to rear garden, two radiators.

## CLOAKROOM

6' 04" x 4' 03" (1.93m x 1.3m) Hand wash basin inset to vanity unit, low level W.C, radiator, extractor fan.

## LANDING

Loft access.

## BEDROOM ONE

15' 00" x 13' 05" Maximum Measurements (4.57m x 4.09m) Two windows to front, radiator, airing cupboard.

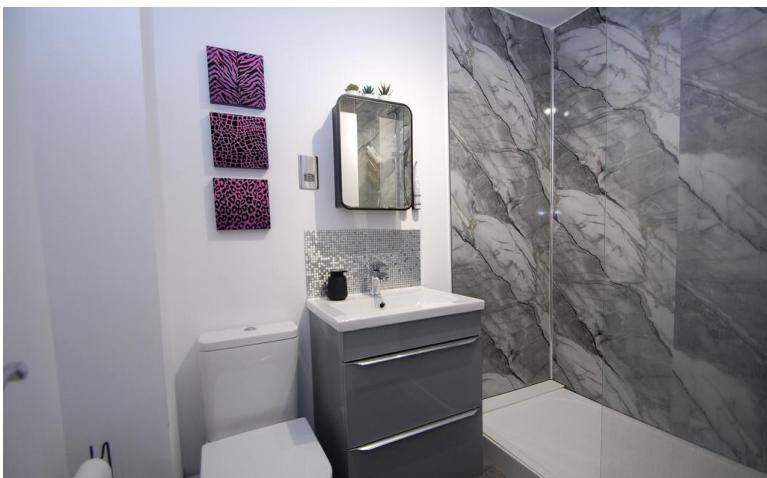


## BEDROOM TWO

13' 03" x 8' 07" (4.04m x 2.62m) Window to rear, radiator, wardrobes (to remain).

## SHOWER ROOM

7' 08" x 5' 07" (2.34m x 1.7m) Walk in shower with rainfall shower head and separate shower attachment, wash hand basin inset to vanity unit, low level W.C, storage cupboard.





## OUTSIDE

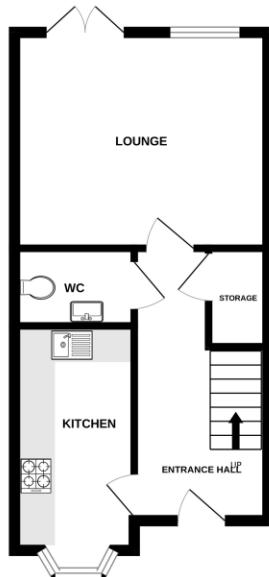
### PARKING

Allocated parking for one car.

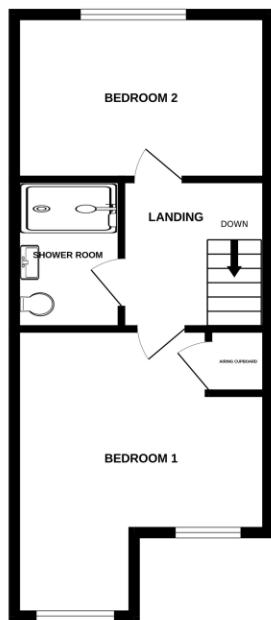
### REAR GARDEN

Decked seating area to rear of property, rest mainly laid to lawn with shrub borders, shed (to remain).

GROUND FLOOR



1ST FLOOR



Every effort has been made to ensure the accuracy of the floorplan contained here. Measurements, sizes, rooms and any other items are approximate and no responsibility is taken for any error. The dimensions shown are for guidance only and no dimensions should be used as such by any viewer. The services, systems and appliances shown have not been tested and no guarantee as to their suitability or efficiency can be given.



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