



PARK VIEW, THE CAUSEWAY

Dunmow, CM6 2AA

£1,250,000

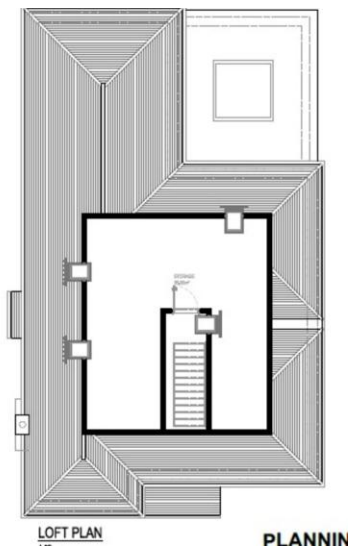


COMMERCIAL | RESIDENTIAL | LETTINGS

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- Brand New Individual Home
- Superb Position Overlooking the Recreation Ground
- Four Generous Bedrooms on the First Floor and a Large Bedroom/Home Office on the Second Floor
- Impressive Master Bedroom Suite
- Stunning Open Plan Kitchen / Living Area with Separate Utility Room
- Air Source Heat Pump with Underfloor Heating
- Ten Year New Home Warranty





Property Description

THE PROPERTY

Simply magnificent individual brand new property situated in a superb position overlooking the recreation ground.

The property sits on a generous plot and benefits from well proportioned accommodation.

Currently being constructed with a completion anticipated in the New Year, this well designed property offers generous family living space with a spectacular open plan kitchen / living area.

Available for accompanied viewings now.

THE LOCATION

Park View is exceptionally situated with views over the recreation ground - please note the property next door Three Ways is also being renovated so this will be a very smart development in a truly wonderful location.

Great Dunmow is an ancient Flich town and is particularly a popular location with commuters, situated between Bishop's Stortford, Braintree and Chelmsford.

Road travel to London is well serviced by the M11 (Junction 8) which is easily accessed by the A120 bypass, which also links to London Stansted Airport and the Stansted Express (5 miles) with a rail service to London Liverpool Street in approximately 35 minutes.

There are a number of schools in the area including Felsted Private School (within 4.5 miles), New Hall Independent School (within 13 miles) Bishop's Stortford College (10.6 miles), two outstanding schools in Chelmsford: Chelmsford County High School for Girls and King Edward VI Grammar School (both within around 13 miles) and Chelmsford County High School for Girls (12.7 miles).

Great Dunmow enjoys quality shopping and schooling facilities and is itself a thriving town. Chelmsford city has a wider variety of shops with a pedestrianised centre, together with an area known as Bond Street which includes John Lewis and many other independent and quality branded shops.

Bishop's Stortford – 10 miles (London Liverpool Street from 38 minutes, Cambridge from 30 minutes), Chelmsford – 14.7 miles, Stansted Airport – 7.7 miles. (Distances and times are approximate).

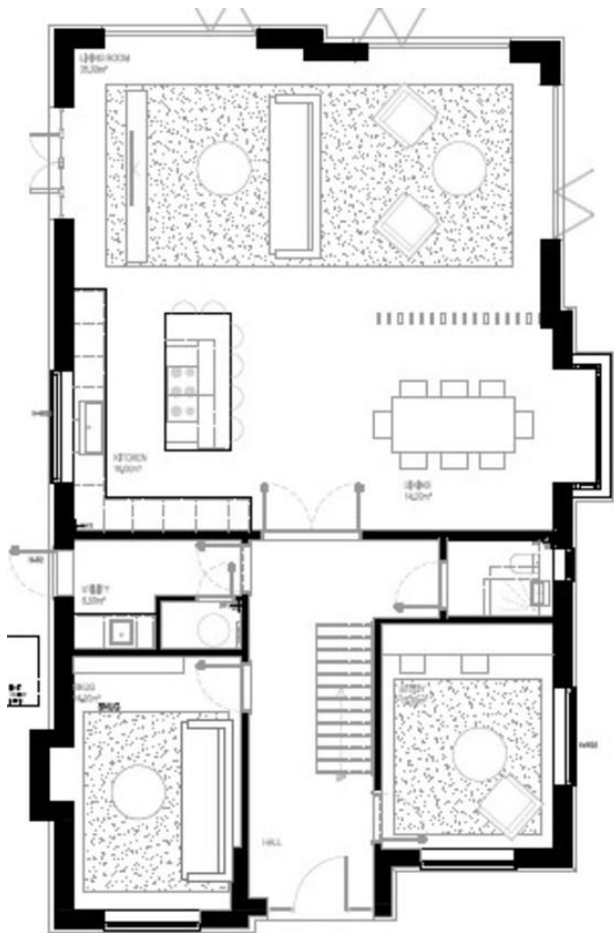
PROPERTY INFORMATION

Freehold.

Awaiting EPC

Awaiting Tax Band Confirmation

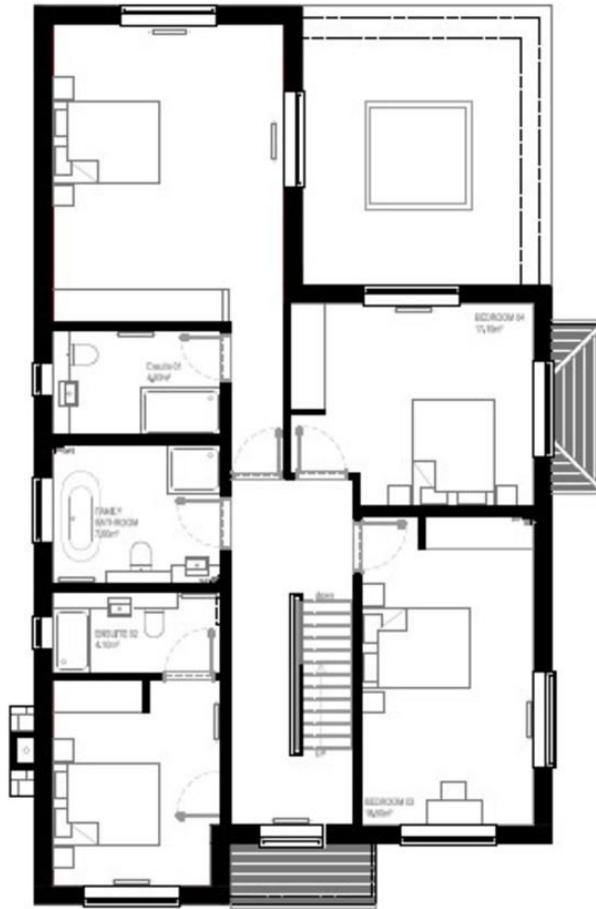
Ten Year New Build Warranty



GROUND FLOOR PLAN

1:50

GROUND FLOOR GEA	136.00 m ²
FIRST FLOOR GEA	110.80 m ²
LOFT GEA	37.80 m ²
TOTAL	284.60 m²



FIRST FLOOR PLAN

1:50

COUNCIL TAX BAND

Tax band

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



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