



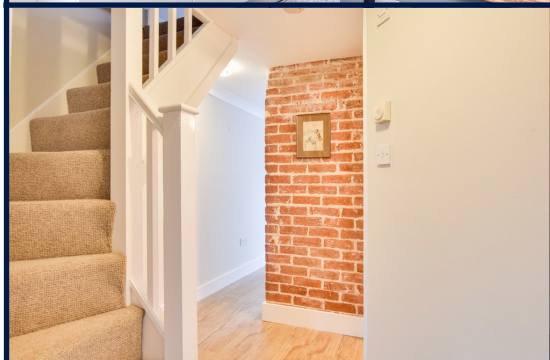
CHURCH END, GREAT DUNMOW

PRICE – £1,500 PCM

- 2 BEDROOM END-TERRACED HOUSE TO LET
- AVAILABLE IMMEDIATELY
- UNFURNISHED
- LIVING ROOM WITH FEATURE LOG BURNING STOVE
- GROUND FLOOR BATHROOM
- VAULTED KITCHEN DINER WITH FRENCH DOORS TO REAR GARDEN
- BUILT-IN SHELVING TO BEDROOM 2
- OFF-STREET PARKING FOR 2 AVERAGE SIZED MOTOR VEHICLES
- RAISED LAWN & SHINGLE AREA TO REAR
- LOW-MAINTENANCE SHINGLE TO FRONT

We are delighted to offer this lovely 2 bedroom end-terraced house to let, ideally located within Church End, Great Dunmow. The ground floor comprises of a living room with feature log burning stove, vaulted kitchen diner with French doors to rear garden, three piece family bathroom and a storage cupboard. There are 2 bedrooms to the first floor, with the second bedroom enjoying built-in shelving. Externally, the property consists of a low-maintenance shingle to front, off-street parking for 2 average-sized motor vehicles and a rear garden split into 2 areas of low-maintenance shingle and a raised lawn, which enjoys a hard-standing and timber shed.





With solid oak front door with obscure glazing opening into:

Living Room 11'9" x 10'3"

With sliding sash Georgian style window to front, ceiling lighting, wall mounted radiator, log burning stove, TV and power points, wood effect luxury vinyl flooring, opening through to:

Inner Hallway

With stairs rising to first floor landing, ceiling lighting, storage cupboard housing shelving and wall mounted fuseboard, beautiful solid oak doors to rooms.

Vaulted Kitchen Diner 13'7" x 7'5"

With eye and base level cupboards and drawers with complimentary stone effect worksurface and tiled splashback, single bowl single drainer stainless steel sink unit with mixer tap, 4-ring stainless steel gas hob with tiled splashback and stainless steel extractor fan above, single oven under, integrated fridge freezer, recess power and plumbing for washing machine, cupboard housing boiler, vaulted ceiling with Velux window, further French doors out to rear garden, wall mounted radiator, array of power points, stone effect vinyl flooring.

Ground Floor Bathroom

Comprising a three piece suite of panel enclosed bath with mixer tap and shower attachment over, glazed shower screen, tiled surround, vanity mounted wash hand basin with mixer tap and tiled splashback, close coupled WC, wall mounted chromium heated towel rail, ceiling lighting, extractor fan, wood effect luxury vinyl flooring.

First Floor Landing

With fitted carpet, access to small loft, ceiling lighting, smoke alarm, solid oak doors to rooms.

Bedroom 1 – 11'8" x 9'8"

With sliding sash window to front, ceiling and wall mounted lighting, wall mounted radiator, power points, fitted carpet.

Bedroom 2 – 9'0" max x 8'4" max

With ceiling lighting, wall mounted radiator, TV and power point, built-in feature shelving, window overlooking the rear.



OUTSIDE

The Front

The front of the property is beautifully positioned within Church End, supplying off-street parking for 2 vehicles on a shingle driveway, further low-maintenance frontage with shingle paved pathway enclosed by close boarded and picket fencing.

Rear Garden

Split into 2 sections of low maintenance shingle area with steps leading up to a raised lawn with hard-standing and timber shed, all retained by close boarded fencing with gate supplying rear access.



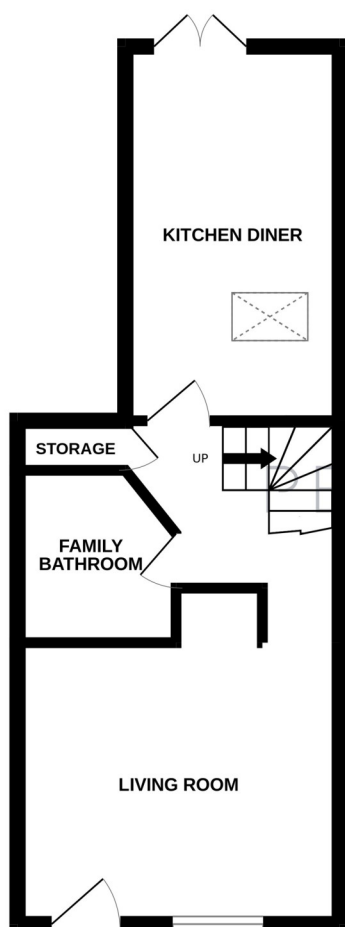
DETAILS

EPC

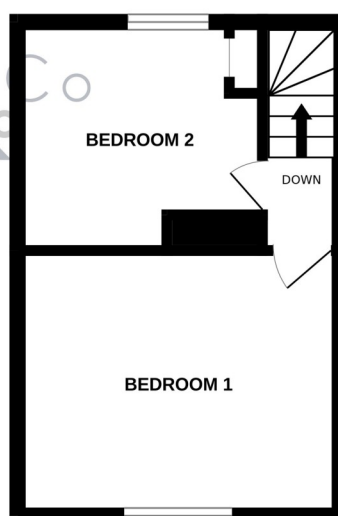
TO FOLLOW...

FLOOR PLAN

GROUND FLOOR
321 sq.ft. (29.8 sq.m.) approx.



1ST FLOOR
207 sq.ft. (19.2 sq.m.) approx.



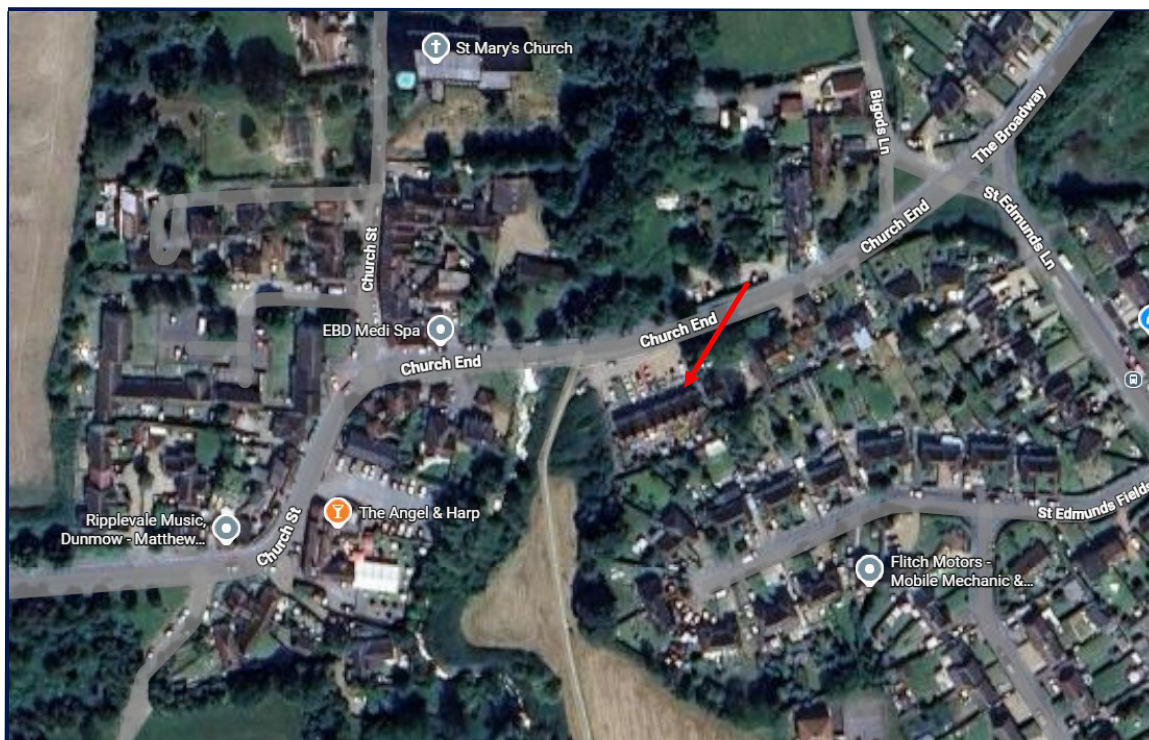
TOTAL FLOOR AREA : 527 sq.ft. (49.0 sq.m.) approx.

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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GENERAL REMARKS & STIPULATIONS

Church End is located within Great Dunmow, which offers schooling for both Junior and Senior year groups, boutique shopping and recreational facilities. The Angel & Harp pub is within short walking distance, which is an ideal place for evenings out. Church Street, Great Dunmow is a short drive away from the mainline railway station at Bishop's Stortford which serves London Liverpool Street, Cambridge and Stansted Airport, also the M11 and M25 motorways are only a short drive via the A120, giving easy onward access to London and the North.

DIRECTIONS



FULL PROPERTY ADDRESS

16 Church End, Great Dunmow, Essex, CM6 2AF

COUNCIL TAX BAND

Band C

SERVICES

Gas fired central heating, mains drainage and water

LOCAL AUTHORITY

Uttlesford District Council, London Road, Saffron Walden, CB11 4ER

AGENTS NOTE: We believe the information supplied in this brochure is accurate as of the date 16/12/25. The information given in these particulars is intended to help you decide whether you wish to view this property and to avoid wasting your time in viewing unsuitable properties. We have tried to make sure that these particulars are accurate, but to a large extent we have to rely on what the seller tells us about the property. We do not check every single piece of information ourselves as the cost of doing so would be prohibitive and we do not wish to unnecessarily add to the cost of moving house. In accordance with the misrepresentation act, we are required to inform both potential vendors and purchasers, that from time to time both vendors and or purchasers, may be known by our staff, by way of previous customers, friends, neighbours, relatives, etc. Once you find the property you want to buy, you will need to carry out more investigations into the property than it is practical or reasonable for an estate agent to do when preparing sales particulars. For example, we have not carried out any kind of survey of the property to look for structural defects and would advise any homebuyer to obtain a surveyor's report before exchanging contracts. If you do not have your own surveyor, we would be pleased to recommend one. We have not checked whether any equipment in the property (such as central heating) is in working order and would advise homebuyers to check this. You should also instruct a solicitor to investigate all legal matters relating to the property (e.g. title, planning permission etc.), as these are specialist matters in which estate agents are not qualified. Your solicitor will also agree with the seller what items (e.g. carpets, curtains etc.) will be included in the sale.

PESTELL & Co

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ESTABLISHING OURSELVES AS LEADING LOCAL AGENTS FOR OVER 34 YEARS!



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Interested in Land acquisition?

Do you have a commercial property to sell or let?

Are you a developer looking for an agent to market or value your site?