



1 Flitch Court, Chequers Lane, Dunmow, Essex, CM6 1ZF

- TWO BEDROOM APARTMENT
- GROUND FLOOR
- GAS CENTRAL HEATING
- DOUBLE GLAZED WINDOWS
- WHITE SUITE BATHROOM
- LOUNGE/DINER
- FITTED KITCHEN
- AVAILABLE NOW



PROPERTY DESCRIPTION

A MODERN TWO BEDROOM GROUND FLOOR APARTMENT which comprises an entrance hall, two bedrooms, bathroom with white suite having shower over the bath, lounge/diner with access to fitted kitchen. The property further benefits from gas central heating, double glazing, allocated parking space and an outside amenity area.

The property is within walking distance of the market town of Great Dunmow with excellent local shopping facilities and educational amenities. The property is also located within easy access to both Stansted Airport and the M11 motorway.



ROOM DESCRIPTIONS

ACCOMMODATION (WITH APPROXIMATE ROOM SIZES)

GROUND FLOOR

Communal entrance door leading to;

Communal Entrance Hall

With personal door of the Apartment into:

Entrance Lobby

Entry-phone system, coved ceiling and door through to:

Bathroom

Low level wc, wash hand basin, panelled bath with shower over, heated towel rail and spotlights.

Bedroom One

11' 8" x 9' 3" (3.56m x 2.82m) Double glazed window to front, radiator, coved ceiling.

Bedroom Two

11' 6" maximum x 9' 1" (3.51m x 2.77m) with radiator, double glazed window to front, coved ceiling.

Lounge/Diner

19' 7" x 10' 6" (5.97m x 3.20m) Two double glazed windows to side, radiator, coved ceiling, French doors to the outside amenities area and access to:

Kitchen

8' 10" x 8' 2" maximum (2.69m x 2.49m) Fitted with a range of base and eye level cupboards, integrated electric oven and gas hob with extractor over, stainless steel sink unit, spotlights, coved ceiling, washing machine, integrated fridge/freezer.

OUTSIDE

As previously mentioned there is an outside amenity area, ALLOCATED PARKING SPACE.

SERVICES

All main services are connected.

VIEWING

By prior appointment with BALCH ESTATE AGENTS.

For clarification, we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey nor tested the services appliances and specific fittings. Toom sizes should not be relied upon for carpets and furnishings.

NB: We are required by HMRC to request ID from all Landlords and Tenants.

Folio No. 19 - 630

FLOORPLAN



TOTAL APPROX. FLOOR AREA 538 SQ.FT. (50.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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