



Doddenhill Close, Saffron Walden

Price: Freehold £290,000

- 2 Double Bedrooms
- Kitchen/Diner
- Close to Town Centre
- Parking for 2 cars
- Ideal First Time Buy
- Quiet Cul-de-Sac

EPC Rating: C



Excellent accommodation with a lounge having the benefit of useful space for a desk under the staircase leading to a well fitted kitchen with access to the rear garden. There are two double bedrooms and bathroom on the first floor.

Saffron Walden is a fine old market town with a good range of shopping, schooling and recreational facilities, including the renowned Saffron Hall, which is situated at the County High School. Audley End mainline station is just two miles distance and the M11 access point at Stump Cross 4 miles.

Entrance:

Upvc door to:

Lounge:

14' x 12' 7" (4.26m x 3.83m)

Kitchen/Dining Room:

12' 7" x 9' 4" (3.83m x 2.84m)

First Floor Landing:

Access to loft space.

Bedroom 1:

10' 3" x 10' 1" (3.12m x 3.07m)

Bedroom 2:

12' 6" x 6' 8" (3.81m x 2.03m)

Bathroom

Outside:

To the front is an open plan lawn area with pathway to the front door. Both parking spaces are immediately in front of the property.

The rear garden is laid mainly to lawn with a patio and

decked area. Gated rear access.

Local Authority:

For further information on the local area and services, log onto www.uttlesford.gov.uk

Council Tax:

Band C



1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Kevin Henry has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Kevin Henry has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: SAF101660 - 0001



Approx gross internal floor area 56 sqm (600 sqft)

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