

Wallace Road, Saffron Walden, CB10 2QZ

CHEFFINS

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Wallace Road

Saffron Walden,
CB10 2QZ

4 2 2

£2,250 PCM



- Four double bedrooms
- Detached
- Family bathroom and en suite to master
- Landscaped west facing garden
- Driveway and garage
- Unfurnished
- Available Mid November

*** FULLY BOOKED FOR VIEWINGS, PLEASE CONTACT THE OFFICE TO BE ADDED TO THE CANCELLATION LIST*** An attractive detached four bedroom residence offering spacious and versatile accommodation and enjoying a west facing garden, large driveway and detached garage. Positioned walking distance to Saffron Walden Town Centre and within catchment of good local schools. Available mid November on an unfurnished basis









LOCATION

Saffron Walden is an historic market town with a magnificent Parish Church, numerous period properties and a wide tree-lined High Street. An extensive range of shops, schools, social and sporting amenities are all accessible within the town and the Golf Course and Sports Centre lie on the town's outskirts. Road links to London and Cambridge (16 miles) are accessible at Junctions 8 and 9 of the M11. Train services to London (Liverpool Street - 57 mins) run from Audley End Station about 2 miles away.

GROUND FLOOR

ENTRANCE HALL
Entrance door, staircase rising to the first floor with understairs storage cupboard and doors to adjoining rooms.

SITTING ROOM
Double glazed bay window to the front aspect and double doors opening to:

KITCHEN/DINER
max (L-shaped).
The kitchen is fitted with a range of base and eye level units, Franke sink unit, integrated fridge freezer, dishwasher, Neff electric oven and four ring gas hob with extractor hood over. Window to the rear aspect. The dining area has double glazed French doors opening to the rear garden.

UTILITY ROOM/WC
Fitted with base and eye level units as well as washing machine, pedestal wash basin and low level WC. Obscure double glazed window to the side aspect.

STUDY
Double glazed window to the front aspect.

FIRST FLOOR

LANDING
Doors to adjoining rooms, built-in airing cupboard and access to the loft space.

MASTER BEDROOM
Double glazed window to the front aspect and door to:

EN SUITE
Comprising pedestal wash basin, low level WC, walk-in shower enclosure, heated towel rail and obscure double glazed window the front aspect.

BEDROOM 2
Double glazed window to the front aspect.

BEDROOM 3
Double glazed window to the rear aspect.

BEDROOM 4
Double glazed window to the rear aspect.

FAMILY BATHROOM
Comprising pedestal wash basin, low level WC, panelled bath with shower over and obscure double glazed window to the rear aspect.

OUTSIDE
To the front of the property is a driveway providing off-street parking for multiple vehicles and access to the garage. The rear garden has a paved terrace area for al fresco entertaining with mature flowerbeds bordering and a further circular paved terraced area.

GARAGE
Up and over door, power and lighting connected and double glazed personal door to the rear garden.

VIEWINGS
Strictly by appointment with the Agents.

LETTING AGENT NOTES
Holding deposit : £519.00

For more information on this property please refer to the Material Information brochure on our Website.













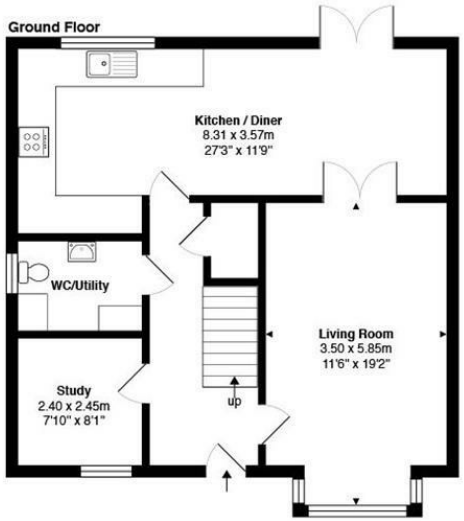


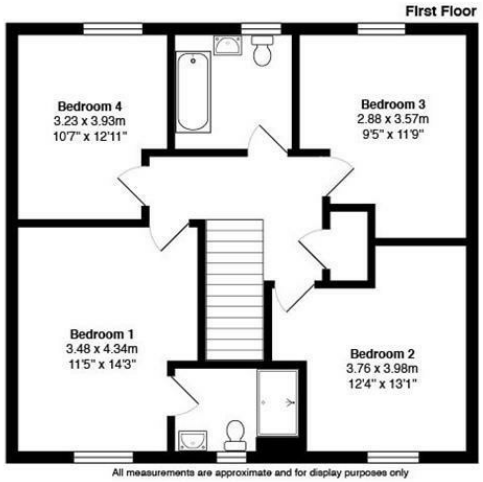


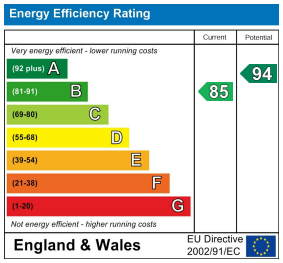
Wallace Road, Saffron Walden

Total Area: 138.8 m² ... 1494 ft² (excluding garage)









£2,250 PCM

Council Tax Band - F

Local Authority - Uttlesford

Agents note:

For more information on this property please refer to the Material Information Brochure on our website.

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IMPORTANT: Cheffins would like to inform prospective clients that these particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances or fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance and illustration purposes only and may not be to scale. Images may have been digitally edited for illustration purposes. If there are any important matters likely to affect your decision to buy or rent, please contact us before viewing the property.

Please do not take photographs, videos or recordings during viewings without prior consent. This includes the use of smart glasses and wearable devices.