



Bridge Street, Saffron Walden £400,000 **Freehold**



Key Features

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- Immaculately presented
- Chain Free
- Grade II Listed with period features
- Spacious living room
- New kitchen and bathroom

An exceptional Grade II Listed property beautifully renovated and boasting period features. The property combines historic charm with modern convenience, including a brand new kitchen and bathroom alongside a spacious living room. On the first floor are three bedrooms and family bathroom whilst the basement provides good storage space and the possibility of creating a further reception room.

Outside a large private courtyard garden offers a tranquil retreat, all while being conveniently located in the Town Centre. 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



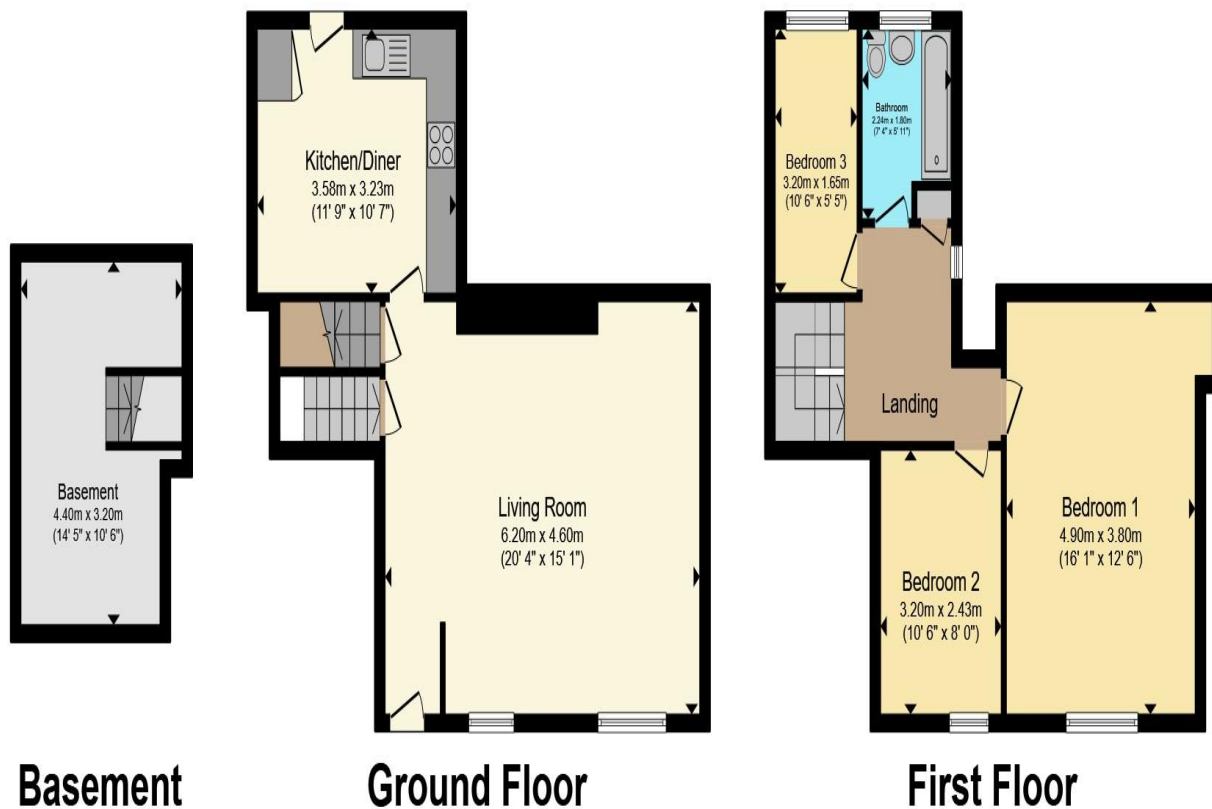
High School. The town also boasts an independent, award-winning cinema showing mainstream and art house films, a museum and art galleries. There are several sports facilities, including The Lord Butler Fitness and Leisure Centre, with its two swimming pools, squash and tennis courts, health suite, gym and creche. Audley End mainline station (with fast trains to Liverpool Street and Cambridge) is just two miles distance and the M11 access point at Stump Cross 4 miles.

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Door to:
Living Room
6.20m x 4.60m
20'4" x 15'1"

Kitchen/Diner
3.58m x 3.23m





Total floor area 108.2 sq.m. (1,164 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



11'9" x 10'7"

Basement
4.40m max x 3.20m max
14'5" x 10'6"

Landing
Storage cupboard

Bedroom One
4.90m x 3.80m
16'1" x 12'6"

Bedroom Two
3.20m x 2.43m
10'6" x 8'0"

Bedroom Three
3.20m x 1.65m
10'6" x 5'5"

Bathroom
Garden
Good size courtyard garden.

To view this property call Kevin Henry on:
01799 513632

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