



Dame Mary Walk, Halstead CO9 2FF

welcome to

Dame Mary Walk, Halstead

Set within a popular retirement development in Halstead, this well-maintained two-bedroom end of terrace house offers comfortable and convenient living, presented in excellent condition throughout.



Entrance Hall

Front door with spy hole to the side aspect leading into the entrance hall, with stairs rising to the first floor. Doors provide access to the kitchen/dining room, cloakroom and lounge. The hallway also benefits from a radiator and space for a coat rack, shoe storage and a small sideboard.

Cloakroom

A smartly presented cloakroom featuring a modern suite with a dual flush WC and wash hand basin.

Lounge

A generously proportioned and light-filled lounge boasting two windows to the front aspect, along with additional windows to the side and rear, creating a wonderfully airy feel. The room benefits from TV and telephone/broadband points, a large walk-in cupboard with shelving accessed via a separate door, fitted carpets, a decorative ceiling light and a radiator.

Kitchen / Dining Room

A fully fitted modern kitchen comprising a range of wall, drawer and base units with work surfaces over. Sink with mixer tap and drainer. Eye-level oven, hob and extractor, with integrated fridge and freezer. Tiled flooring and inset downlighting. French doors and a window provide pleasant views over the patio and outdoor seating area, with space for a small dining table and additional appliances.

Landing

A useful landing area with doors leading to the shower room and bedrooms, offering space for a small sideboard or chest of drawers, along with a radiator.

Bedroom One

A spacious and well-proportioned primary bedroom with two windows to the side aspect, allowing plenty of natural light. The room benefits from built-in wardrobes and offers ample space for a dressing table or home office setup. Further features include TV and telephone points, fitted carpets, ceiling light

and a radiator.

Bedroom Two

A versatile room, ideal as a guest bedroom or hobby/study space, with a window to the rear aspect. Offers space for a wardrobe or storage units, and benefits from fitted carpets, a ceiling light and a radiator.

Shower Room

A well-appointed shower room with a window to the rear aspect, comprising a shower cubicle, WC and wash hand basin, complemented by a heated towel rail. Further benefits include a useful storage cupboard and part tiled walls.

Rear Garden

A low-maintenance courtyard-style garden featuring planted flower and shrub beds, a paved seating area ideal for outdoor relaxation, along with an outdoor tap and water butt.

Communal Areas

The development offers access to the Orangery, an elegant communal space comprising a library, fully equipped kitchen and a spacious residents' lounge. Set within beautifully landscaped grounds, there is a generous outdoor seating area with table and parasol, along with a croquet lawn, creating an ideal environment for relaxation and social gatherings.

Agents Note

Please be aware that we require ID and proof of address from all buyers prior to formally processing any accepted offers. An AML fee of £80 (inclusive of VAT) is also payable at this stage and covers the cost of carrying out the required identity and anti-money laundering checks, this is per transaction, not per person buying. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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welcome to

Dame Mary Walk, Halstead

- Well-presented two-bedroom end of terrace home
- Situated within a popular retirement development
- Designed for comfortable, low-maintenance living
- Peaceful and well-kept setting
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Tenure: Leasehold EPC Rating: C

Council Tax Band: D Service Charge: 3500.00

Ground Rent: 500.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2011. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£200,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
HST106239 - 0004

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william h brown



01787 472491



Halstead@williamhbrown.co.uk



30 High Street, HALSTEAD, Essex, CO9 2AF



williamhbrown.co.uk