



FITZWALTER PLACE, GREAT DUNMOW

OFFER IN EXCESS OF – £200,000

- AMAZINGLY PRESENTED 2 BEDROOM FIRST FLOOR APARTMENT
- LARGE OPEN PLAN LIVING, DINING & KITCHEN WITH BALCONY
- FEATURE WALL PANELLING
- BUILT-IN WARDROBE TO PRINCIPAL BEDROOM
- ADDITIONAL BALCONY TO BEDROOM 2
- FOUR PIECE FAMILY BATHROOM
- 1 UNDER CROFT PARKING SPACE
- COMMUNAL GREEN
- WALKING DISTANCE TO GREAT DUNMOW TOWN CENTRE

We are pleased to offer this amazingly presented 2 bedroom first floor apartment which boasts a large open plan living, dining & kitchen room with French doors to balcony, built-in 4-door wardrobe to bedroom 1, secondary bedroom with French doors to additional balcony and a four piece family bathroom. Externally, the property benefits from an under croft allocated parking space and well-manicured communal grounds, all within walking distance of Great Dunmow High Street.





With timber door opening into:

Entrance Hall

With inset ceiling downlighting, further wall mounted lighting, feature panelling, wood effect herringbone luxury vinyl flooring, wall mounted electric radiator, telephone entry point, storage cupboard housing electric fuseboard, further cupboard housing hot and cold water cylinders, doors to rooms.

Open Plan Living, Dining & Kitchen 22'4" max x 13'8" max

With living room and dining area comprising ceiling and inset ceiling lighting, coving, wall mounted electric radiator, Tv and power points, fitted carpet, French doors leading out to balcony with wrought iron railing. Kitchen area comprising an array of eye and base level cupboards and drawers with complimentary beech block effect worksurface and mosaic tiled splashback, 1 1/2 bowl single drainer composite sink unit with mixer tap, 4-ring electric hob with extractor fan above and oven under, recess power and plumbing for washing machine, recess and power for tall fridge freezer, ceiling lighting, counter display lighting, array of power points, tiled flooring.

Bedroom 1 – 13'5" x 9'3"

With window to rear, ceiling lighting, wall mounted electric radiator, feature wall panelling, built-in 4-door wardrobe with hanging rail and shelving within, power points and fitted carpet.

Bedroom 2 – 9'3" x 8'2"

With ceiling lighting, wall mounted electric radiator, power points, fitted carpet, French doors leading out to additional balcony with wrought iron railing.

Family Bathroom

Comprising a four piece suite of panel enclosed bath with mixer tap, half-tiled surround, fully tiled and glazed shower cubicle with wall mounted shower, vanity mounted wash hand basin with mixer tap, low level WC with integrated flush, ceiling lighting, extractor fan, electric shaving point, tiled flooring.

OUTSIDE

Externals

The property benefits from an undercroft allocated parking space along with the well-manicured communal grounds, whilst being within walking distance to Great Dunmow's High Street.



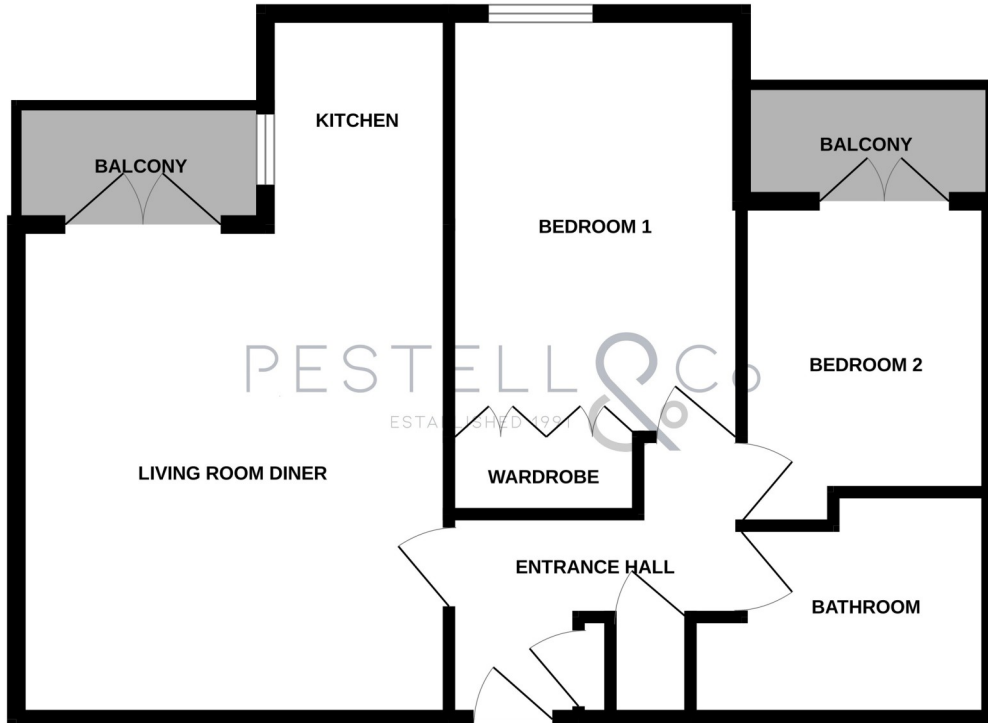
DETAILS

EPC

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	79 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

FLOOR PLAN

591 sq.ft. (54.9 sq.m.) approx.



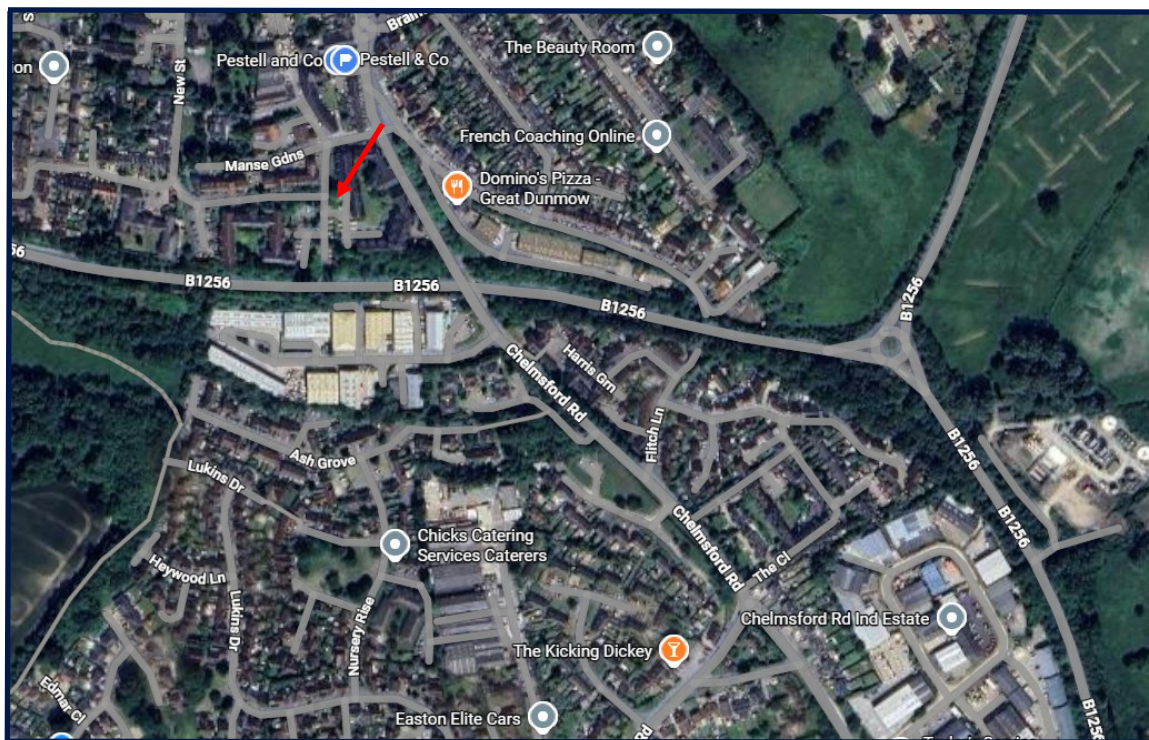
TOTAL FLOOR AREA : 591 sq.ft. (54.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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GENERAL REMARKS & STIPULATIONS

Fitzwalter Place, Chelmsford Road is extremely well located within walking distance to the popular market town of Great Dunmow offering restaurants, shops, boutiques, schooling and recreational facilities. With the A120 bypass giving quick and easy access to M11/M25 access points at Bishop's Stortford which of course benefits from London Stansted International Airport that also supplies mainline railway links to London Liverpool Street Station.

DIRECTIONS



FULL PROPERTY ADDRESS

47 Fitzwalter Place, Chelmsford Road, Great Dunmow, Essex, CM6 1HB

COUNCIL TAX BAND

Band B

SERVICES

Electric heating throughout, mains drainage and water

LOCAL AUTHORITY

Uttlesford District Council, London Road, Saffron Walden, Essex CB11 4ER

LEASE REMAINING - 88 yrs

SERVICE CHARGE - £2588 PA

GROUND RENT – £285.60 PA

AGENTS NOTE: We believe the information provided in this brochure is accurate as of the date 13/07/2026. The information given in these particulars is intended to help you decide whether you wish to view this property and to avoid wasting your time in viewing unsuitable properties. We have tried to make sure that these particulars are accurate, but to a large extent we have to rely on what the seller tells us about the property. We do not check every single piece of information ourselves as the cost of doing so would be prohibitive and we do not wish to unnecessarily add to the cost of moving house. In accordance with the misrepresentation act, we are required to inform both potential vendors and purchasers, that from time to time both vendors and or purchasers, may be known by our staff, by way of previous customers, friends, neighbours, relatives, etc. Once you find the property you want to buy, you will need to carry out more investigations into the property than it is practical or reasonable for an estate agent to do when preparing sales particulars. For example, we have not carried out any kind of survey of the property to look for structural defects and would advise any homebuyer to obtain a surveyor's report before exchanging contracts. If you do not have your own surveyor, we would be pleased to recommend one. We have not checked whether any equipment in the property (such as central heating) is in working order and would advise homebuyers to check this. You should also instruct a solicitor to investigate all legal matters relating to the property (e.g. title, planning permission etc.), as these are specialist matters in which estate agents are not qualified. Your solicitor will also agree with the seller what items (e.g. carpets, curtains etc.) will be included in the sale.

PESTELL & Co

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ESTABLISHING OURSELVES AS LEADING LOCAL AGENTS FOR OVER 35 YEARS!



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Want to change agent and get your property sold?

Do you have a property that you would like to rent but uncertain how to go about it?

Interested in land acquisition?

Do you have a commercial property to sell or let?

Are you a developer looking for an agent to market or value your site?