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Residential



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Maldon Road, Sandon, CM2 7RZ

Council Tax Band G (Chelmsford City Council)



£975,000 Freehold



A beautifully presented and spacious modern detached family home, located within a private close of just six homes on the peaceful outskirts of Danbury and Sandon. Offering over 2,000 sq ft of stylish and versatile living space in turnkey condition, this property is set on a generous corner plot approaching one-quarter of an acre and is perfectly suited for modern family life.

## ACCOMMODATION

The ground floor offers a welcoming entrance hall with a built-in cloaks cupboard and a convenient ground floor cloakroom. The main living room is light and airy, flowing seamlessly into an adjoining space that can be used as a dining area or additional sitting room. A separate home office provides the ideal solution for those working from home. The heart of the home is the impressive 23ft fitted kitchen, complete with a central island and open-plan family or dining area. Bi-folding doors lead directly from this space onto a large decked terrace, creating a natural extension of the living space into the rear garden.

Upstairs, the property offers four generously sized double bedrooms, each featuring fitted wardrobes or storage. The principal bedroom includes a dedicated dressing area and a stylish en-suite shower room. The guest bedroom also benefits from its own en-suite, while a contemporary family shower room serves the remaining bedrooms. The fourth bedroom was originally designed as two separate rooms and can easily be converted back to create a fifth bedroom, simply by reinstating a stud wall and doorway.

## OUTSIDE

The property occupies a generous corner plot with a beautifully landscaped garden enjoying both southerly and westerly aspects. A large decked terrace runs across the rear of the home, part of which is covered outside the kitchen area, offering a perfect spot for year-round entertaining. The remainder of the garden is laid to lawn, with an additional decked seating area positioned towards the rear boundary. To the front, there is ample off-street parking for three to four vehicles and a detached double garage.

## LOCATION

Combining village charm with excellent connectivity, Sandon is a highly regarded village positioned between Danbury and Great Baddow, offering a popular local pub and easy access to everyday amenities. Families are well served with several excellent schools nearby, including Baddow Hall Infant and Junior Schools, Sandon Secondary School, and the independent Elm Green and Heathcote Preparatory Schools in Danbury.

For commuters, the soon to be opened Beaulieu Park Station is just a short drive away and offers fast services to London Liverpool Street. Additional mainline stations are available in Chelmsford city centre and Hatfield Peverel, with average journey times into London of around 30 minutes. The property also provides quick access to the A12 and A130, making it ideal for those needing regular road links to London, the coast, or beyond.

- Spacious detached family home in turnkey condition
- Fully fitted kitchen and family room with bi-folding doors
- Four double bedrooms with two en-suite shower rooms
- Oil fired central heating and double glazing with custom fitted shutters
- Overall plot of one fifth of an acre with southerly and westerly aspects
- Large living room with open plan dining/sitting area
- Ground floor study
- Family shower room and ground floor cloakroom
- Detached double garage and additional driveway parking
- Few minutes drive from new Beaulieu Park Rail Station











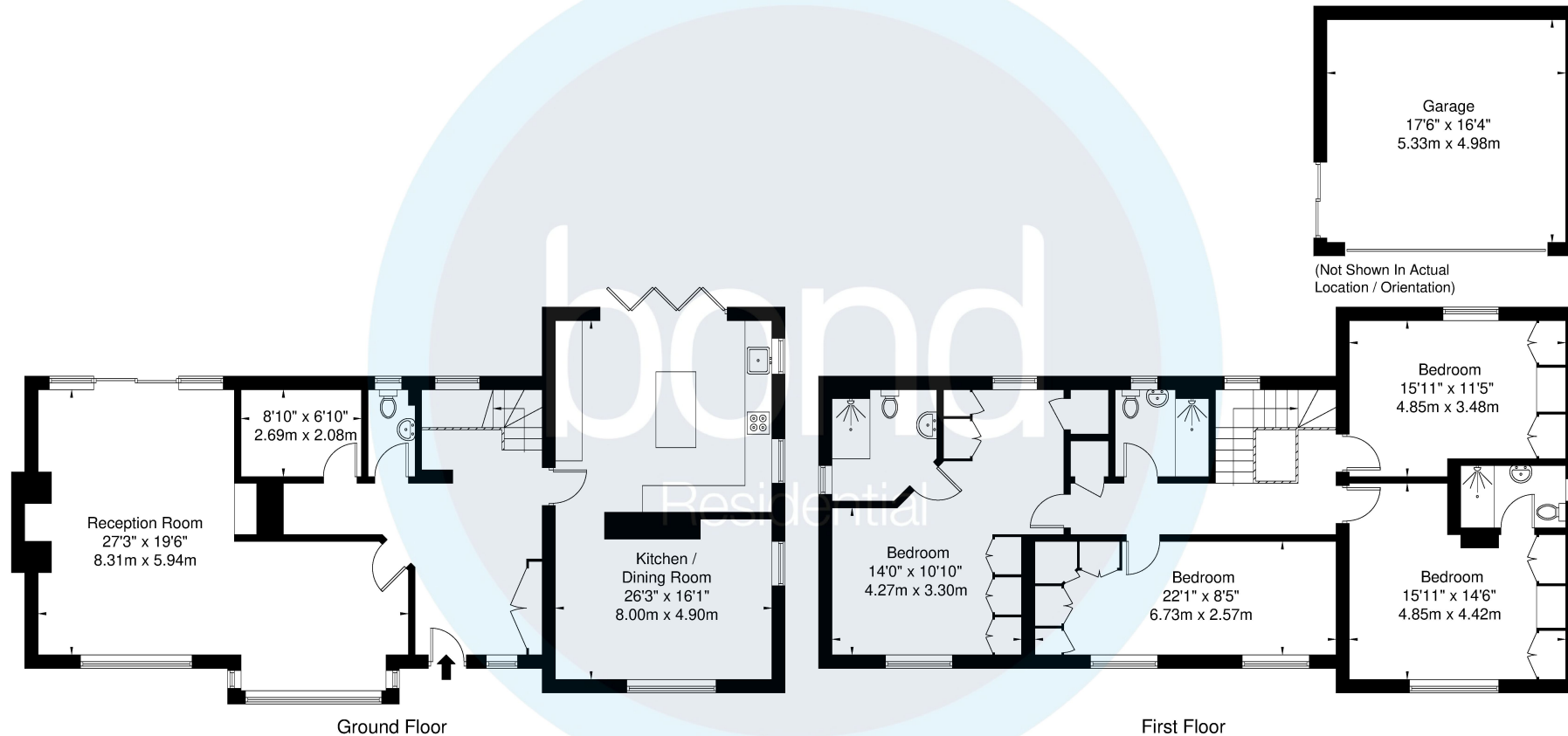








Approximate Gross Internal Area = 218.9 sq m / 2356 sq ft  
 Garage = 26.7 sq m / 287 sq ft  
 Total = 245.6 sq m / 2643 sq ft



### For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

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