



The Street, Woodham Ferrers, CM3 8RQ

Council Tax Band E (Chelmsford City Council)



Guide Price £600,000 - £625,000 Freehold

GUIDE PRICE £600,000 - £625,000

ACCOMMODATION

This beautifully presented family home is located in a small mews of just 3 homes in the popular village of Woodham Ferrers. The house has been much improved throughout and offers spacious accommodation which comprises entrance hall, ground floor cloakroom, lounge/diner, large orangery/additional reception room, modern handleless kitchen with island unit and integrated appliances and separate utility room. On the first floor are four good sized bedrooms with some of the rooms affording countryside views, the principal bedroom features fitted wardrobes and enjoying a large en-suite shower and fitted dressing room, the family bathroom completes the accommodation. Outside there is driveway parking for two cars and a large integral double garage with electric doors. To the rear is a walled garden with paved terraced areas and a central lawn area. The home also features double glazing and central heating via radiators.

LOCATION

Woodham Ferrers is a charming Essex village providing a tranquil rural lifestyle while still being within reach of urban conveniences. The city of Chelmsford lies about 9 miles southeast of the village and offers a wide range of amenities, shopping centers, and leisure facilities. The village is part of the civil parish of Bicknacre and East and West Hanningfield and is surrounded by beautiful countryside and offers a peaceful and picturesque setting. It has a close-knit community and a range of amenities for its residents which include a village hall, a primary school, a church, and a pub. The area provides opportunities for outdoor activities and nature walks, with various footpaths and bridleways that lead to the surrounding countryside. The nearby River Crouch also offers recreational activities such as boating and fishing. Woodham Ferrers benefits from its proximity to larger towns and cities, with Chelmsford. The village is well-connected by road, with easy access to major routes such as the A12 and A130.

For commuters there are a number of options with South Woodham Ferrers being less than 1.5 miles and a selection of local amenities and train station (with a 52 minute journey time to London Liverpool Street) faster train journey times are available at either the nearby town of Wickford (with a 37 minute journey time) or the city of Chelmsford (with a 34 minutes journey time).

- Well presented detached family home
- Ground floor cloakroom
- Orangery/additional reception room
- Separate utility room
- Principal bedroom with fitted dressing room and en-suite shower
- Oil fired central heating via radiators
- Double garage with electric doors
- Entrance hall
- Lounge/Diner
- Stunning handleless kitchen with gloss units, island unit and integrated appliances
- Four good sized bedrooms
- Block paved driveway parking
- Double glazing
- Countryside views from some first floor bedrooms

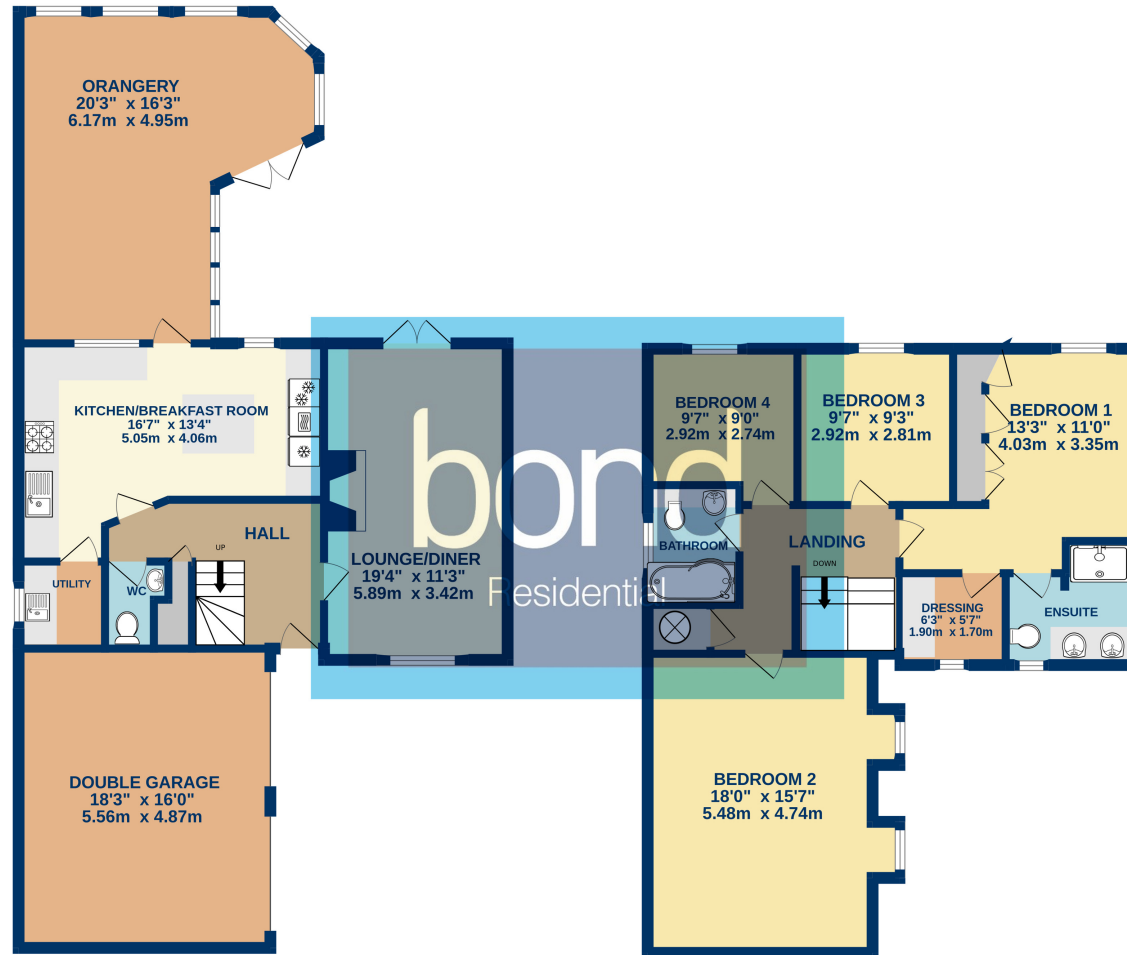






GROUND FLOOR
1131 sq.ft. (105.1 sq.m.) approx.

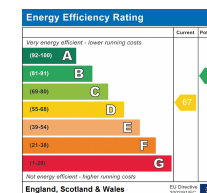
1ST FLOOR
826 sq.ft. (76.8 sq.m.) approx.



TOTAL FLOOR AREA : 1957 sq.ft. (181.8 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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