



Colemans Lane, Danbury, CM3 4DN

Council Tax Band G (Chelmsford City Council)



Guide Price £850,000 - £875,000 Freehold

This delightful family home offers an impressive 2,724 sq ft of accommodation and is a rare gem, providing spacious accommodation coupled with a private lane position leading down to Lingwood Common, part of the National Trust woodland.

Accommodation

The ground floor offers a downstairs cloakroom, dining room, a wonderful living room with a feature open fire and hearth and offering views over the rear garden, the fitted kitchen/breakfast room also enjoys views of the garden and features a mixture of solid wood and granite work surfaces with shaker style units. Integrated appliances include a five ring gas hob, electric oven, a separate microwave/combi oven and a dishwasher. There is a separate utility room which completes the ground floor space. On the first floor there is a light and spacious galleried landing which provides access to four double bedrooms, the principal bedroom features a rear facing balcony which provides lovely views over the garden and landscape beyond. A unique feature of this room is the cast iron spiral staircase which leads to a loft room with three velux windows and which could be used as a great home office or even dressing room. The second bedroom benefits from a spacious en-suite bathroom, a large family bathroom with shower cubicle and bath serves the other bedrooms.

The overall plot extends to 0.14 of an acre with the front garden providing a large driveway and parking for several vehicles and leads to the integral double garage with twin up and over doors. Steps lead down to a lawned garden area with numerous flower and shrub beds. The property offers pedestrian access down both sides of the property and the rear garden provides a wonderfully private setting ideal to relax and entertain in. It features a large paved patio with bbq with the remainder being lawned with flower and shrub beds.

Location

The property is conveniently situated within a few minutes walk of the Village Centre and bus routes. Danbury offers a range of local facilities which include local Co-op supermarket and Tesco convenience store, public houses and a parish church. Schooling includes Elm Green and Heathcote as well as Danbury Park and St Johns primary schools. For the commuter, Chelmsford and Hatfield Peverel mainline stations lie approximately 5 miles from the village and the New Beaulieu Park station will offer a 3rd closer alternative when it opens. Chelmsford city centre offers an extensive range of shopping, leisure activities and some of the leading schools in the UK. Maldon town centre and South Woodham Ferrers are also within easy reach of the village. The A12 trunk road which links to the M25 and beyond is less than 2.5 miles from the property

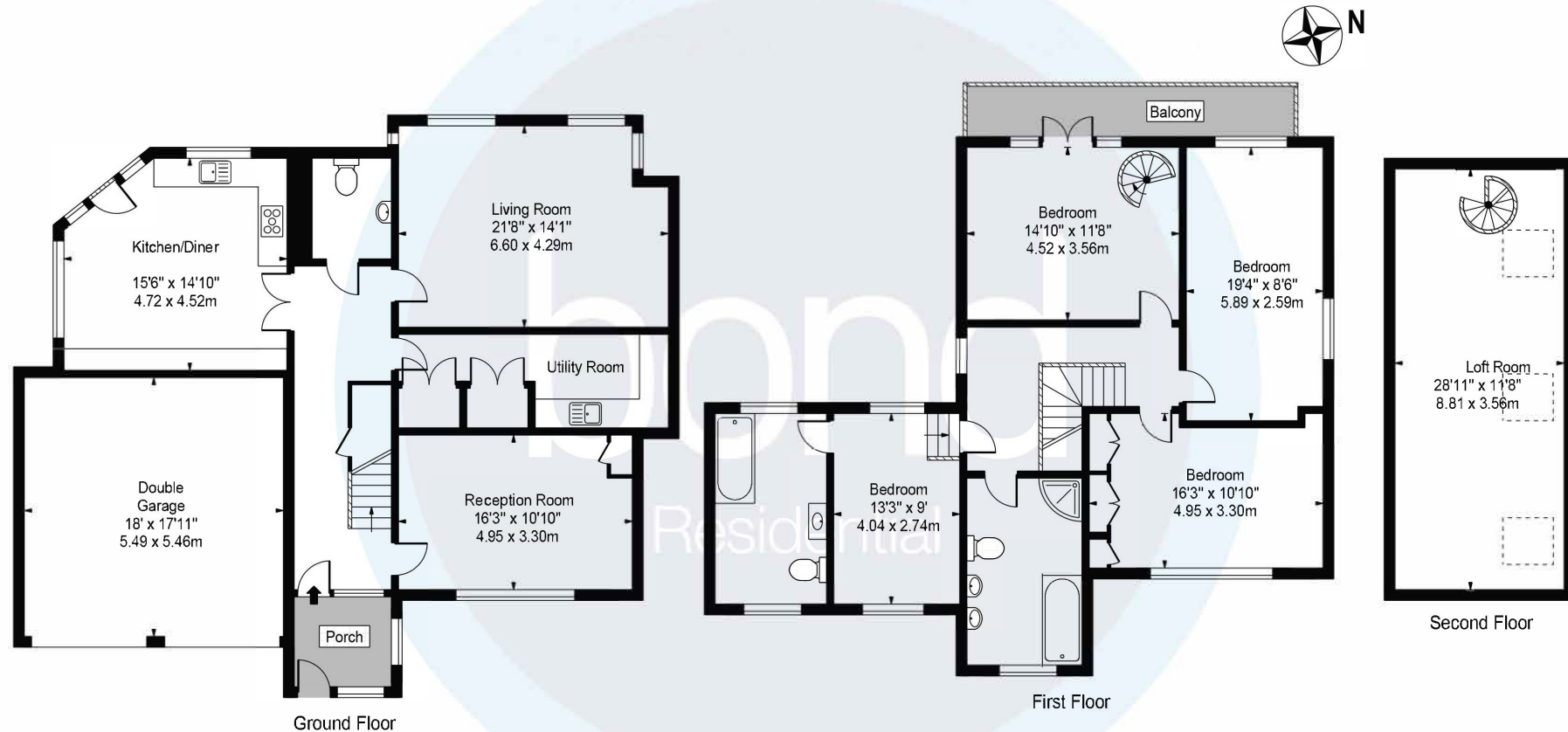
- Detached family home offering circa 2700 sq ft of accommodation
- Spacious rear facing living room
- Separate dining room
- Gas central heating & double glazing
- Non estate location in village centre
- Four double bedrooms and two bathrooms
- Fitted kitchen/breakfast room with integrated appliances
- Separate utility room
- Double garage and additional driveway parking
- 0.14 acre plot with private rear garden







Approx. Gross Internal Area 2724 Sq Ft - 253.07 Sq M



For Illustration Purposes Only - Not To Scale

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