

bond
Residential



The Old Chapel, Latchingdon, CM3 6JS

Council Tax Band D (Maldon District Council)

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Guide Price £650,000 - £675,000 Freehold

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Grand and historic living in village setting

Welcome to this stunning Edwardian converted chapel which has been fully refurbished and offers over 2,400 sq ft of living space over two floors. This home provides purchasers with an extraordinary living experience as it combines perfectly timeless elegance and character with modern luxury and is nestled in a picturesque village location.

Ground Floor Accommodation

As you step through the front door, you are immediately enveloped by a sense of grandeur. The airy entrance vestibule, adorned with parquet flooring, sets the tone for the rest of the home. This space is perfect for showcasing the family Christmas tree during the festive season and adding a touch of magic to your celebrations. The elongated hallway provides seamless access to all the bedrooms. The principal bedroom, located in the rear section of the property, is spacious and bright and features a dressing room and an impressive en-suite bathroom. Adjacent to the principal bedroom is a study with lovely views over the grounds, which could easily be converted into a fifth bedroom if needed. The adjoining utility room offers additional storage space, making it a practical feature. The guest/second bedroom suite is situated in the west elevation and is a cosy double room with its own en-suite shower room. The eastern flank of the property houses two further double bedrooms, both serviced by a spacious refurbished family bathroom.

First Floor Accommodation

The first floor is the jewel in the crown of this magnificent property. Accessible via two separate staircases—a spiral staircase towards the rear and an elegant classic staircase at the front—the galleried landing offers stunning views over the entrance vestibule below. This vast and versatile living space is perfect for modern family living and entertaining. Currently set up to provide a spacious family/dining and living area which is complemented by the recently fitted high-specification kitchen/breakfast area. The kitchen boasts a comprehensive range of white high-gloss units which are complimented by slate worktops. Integrated Neff appliances include dishwasher, two fridges, 5 ring gas hob, down draft extractor fan and twin ovens all make this kitchen a chef's dream. Original chapel balustrades, elongated stained glass windows, a retained rear facing balcony terrace provides field views and a total of eight velux windows incorporated within the vaulted ceiling make this space wonderfully bright and hugely impressive.

Outside

The chapel sits in grounds which in total extend to a plot of circa 0.16 acres. There is excellent kerb appeal with an extensive shingle driveway providing off-street parking for an unusually high number of vehicles with sufficient space for a motorhome, caravan or boat. The driveway is enclosed by an attractive picket fence and there is gated access through to the rear grounds which back onto open fields and are screened by mature trees. The lawned and shingle areas are ideally positioned to take full advantage of the south facing aspect and allow enjoyment of the all day sun.

Converted chapels of this specification are rarely available and this one is a real gem and can only be fully appreciated once inside. It offers the perfect blend of character and history combined with the modern open plan family living space which is much sought after today.

Location

The property is positioned centrally along The Street in the charming rural Essex village of Latchingdon on the Dengie peninsular. Located approximately 5 miles south of the historic Maritime Town of Maldon and just 12 miles east of the county town of Chelmsford. Within the village there is a Primary School within easy walking distance as well as church, village hall, convenience stores, public house and an indoor bowls club. Secondary schooling can be found at Sandon School, The Plume School and Great Baddow High School with private schooling available in Danbury, Little Baddow, New Hall and Felsted schools all located within the daily school run.

For the commuter, the nearest mainline train station is at North Fambridge (3.2 miles) where a service into London Liverpool Street takes approximately 1 hour. Alternative stations include South Woodham Ferrers (7 miles) and Chelmsford (13 miles).

- Stunning detached chapel conversion
- High specification kitchen with integrated appliances
- Principal bedroom with dressing room and large en-suite bathroom
- Separate family bathroom
- Gas central heating
- 42ft of open plan first floor family living space
- Four double bedrooms with 5th bedroom or study
- Guest bedroom with en-suite shower room
- 0.16 acre plot with south facing rear aspect backing onto fields
- Extensive parking facilities with ample space for motorhome or caravan

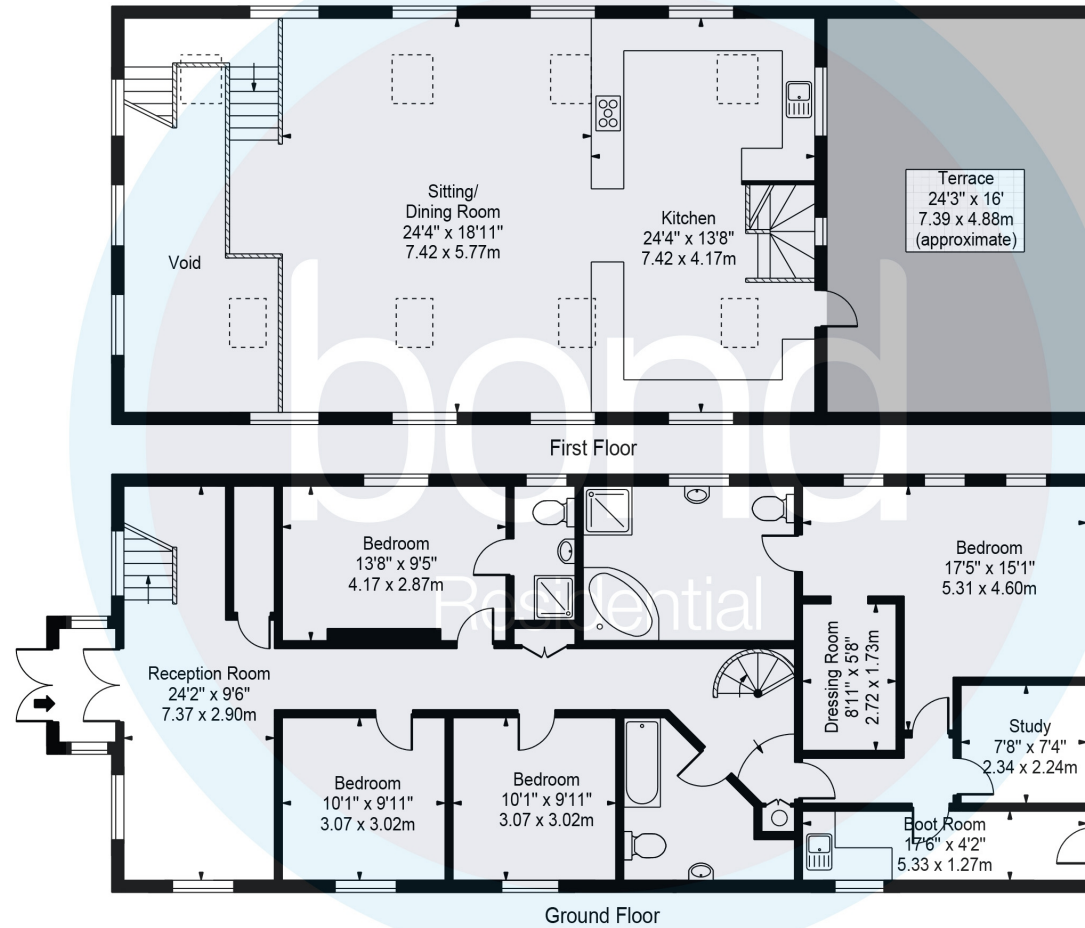








Approx. Gross Internal Area 2304 Sq Ft - 214.05 Sq M
(Excluding Void)



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, searches, 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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