



Barley Mead, Danbury, CM3 4RP

Council Tax Band E (Chelmsford City Council)

 3  4  2

£699,950 Freehold

A well presented and extended four bedroom detached family home enjoying a plot of 0.10 of acre located in this popular residential area in the sought after village of Danbury.

ACCOMMODATION

This modern detached family home has been extended and much improved to provide flexible accommodation ideal for modern family living. The ground floor boasts a generous entrance hall with ground floor cloakroom, there is a spacious study located to the front of the property, the living room features bi-fold doors which open into a UPVC p-shaped conservatory which overlooks and opens into the rear garden. The fitted kitchen features modern gloss units with integrated Neff appliances which include electric oven and warming drawer with electric hob and cooker hood over, a generous dining area completes the ground floor space. On the first floor there are four bedrooms with an en-suite shower to the principal bedroom and a separate bathroom serving the remaining bedrooms.

To the front of the property there is an in and out driveway providing parking for several cars and access to an integral garage. The rear garden extends to approximately 45ft and has been landscaped to feature a patio area to the rear of the property, there is a lawned area with flower and shrub beds and borders with timber shed and greenhouse to remain.

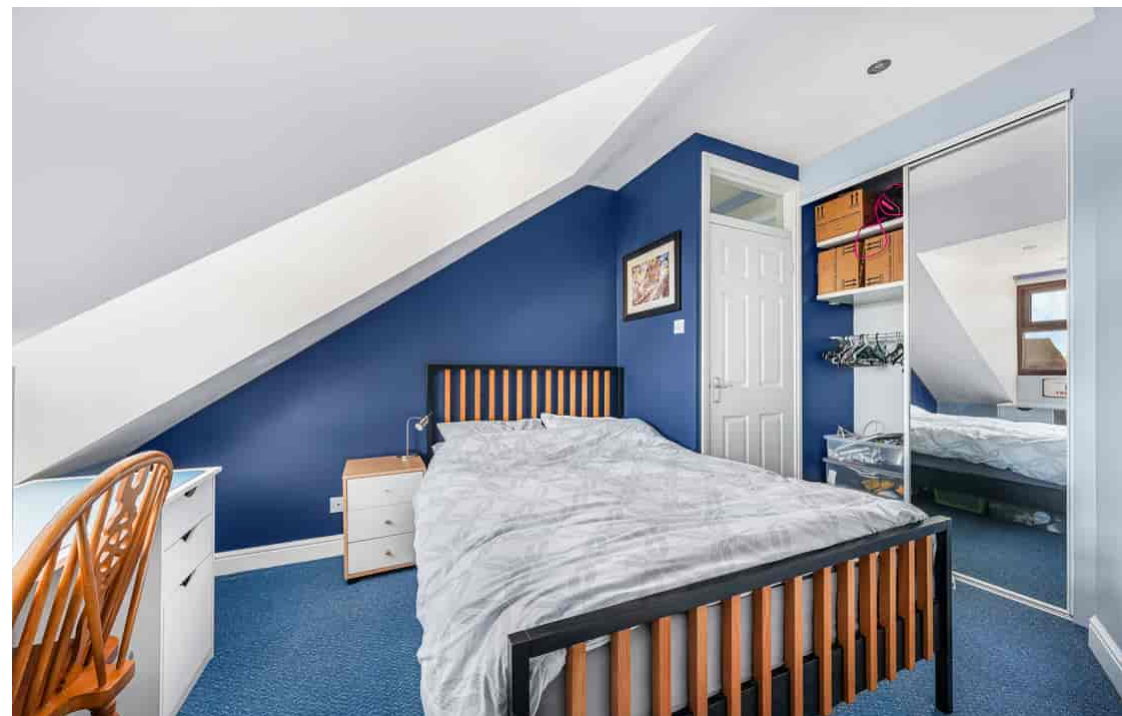
LOCATION

The property is conveniently situated within walking distance of local shops, schools and pubs. 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 commuters the A12 trunk road and Sandon Park & Ride station are less than 2.5 miles away and rail commuting options are covered by mainline stations located in Chelmsford and also at Hatfield Peverel and Beaulieu Park. Chelmsford city centre provides a comprehensive selection of shopping, dining, and leisure facilities, while Maldon and South Woodham Ferrers are also nearby.

- Extended detached family home
- Cloakroom and family bathroom
- P-shaped upvc conservatory
- Gas central heating & double glazing
- In and out block paved driveway
- Four bedrooms with en-suite shower to bedroom one
- Spacious fitted kitchen/breakfast room
- Living room and separate study
- Oversized garage
- Overall plot of 0.10 acre

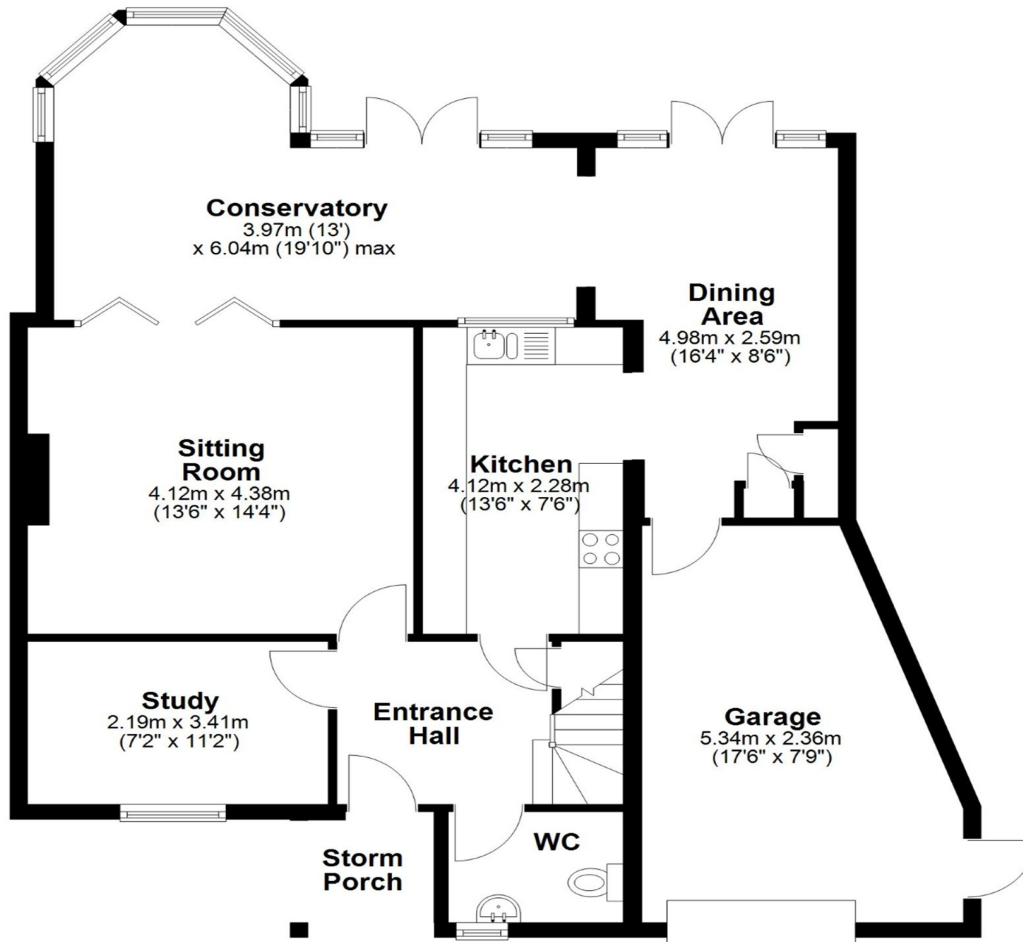




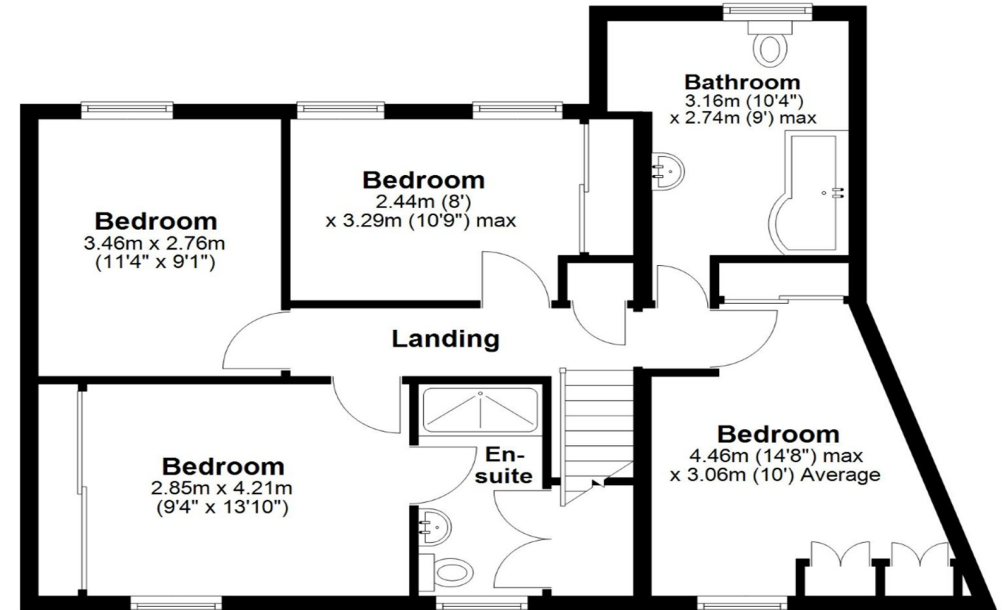




Ground Floor



First Floor



APPROX INTERNAL FLOOR AREA 164 SQ M (1770 SQ FT)
This floorplan is for illustrative purposes only and is **NOT TO SCALE**
all measurements are approximate **NOT** to be used for valuation purposes.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	A	86	86
(85-91)	B		
(82-84)	C		
(72-81)	D		
(62-71)	E		
(52-61)	F		
(42-51)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Standard	

