



The Heights, Danbury, Essex, CM3 4AG

Council Tax Band F (Chelmsford)

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Guide Price £800,000 Freehold

Offered at a GUIDE PRICE £800,000 to £825,000 Situated in a sought-after location close to Danbury Park School, woodland and Danbury Lakes, perfect for leisurely strolls or outdoor activities. Enjoying a corner plot this extremely well presented light and airy home offers a perfect blend of modern living and convenience. With no onward chain, this home is ready for you to move in and make it your own.

As you step inside, you are greeted by a spacious entrance hall leading to a wonderful open-plan layout featuring a generous dining area with bi fold doors leading out to the rear paved terrace. The dining area opens into a spacious bespoke fitted kitchen with a combination of granite and quartz worktops and a feature central Island unit, integrated appliances include wine fridge, dishwasher, larder fridge and freezer and a Stoves range cooker (to remain). The separate lounge and family room provide ample space for relaxation and entertainment, and the study/office provides an additional room ideal for remote working, catering to all your family's needs. For added convenience, this property includes a utility room with a door leading to the outside, and a ground floor cloakroom.

Upstairs are four double bedrooms all with built in furniture. The family bathroom boasts both a bath and shower, offering convenience for busy mornings or relaxing evenings. Additionally, there is an ensuite to the principal bedroom providing large walk in shower as well as a separate bath.

Outside the property enjoys a corner plot with the garden wrapping around the property, with a sheltered Indian Sandstone patio to the rear, with steps up to a terrace ideal for BBQ and alfresco dining. There is a raised secluded low maintenance sitting area, with Laurel and Red Robin shrub screening, with access down the flank of the property to the front, which has lawn expanse, well screened by laurel hedging, where one can relax and enjoy the evening sunshine. To one side is a double garage with remote controlled door and wide driveway providing ample space for multiple vehicles.

LOCATION

The property is conveniently situated on the periphery of Danbury village providing easy access to 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 which is close by and St Johns primary schools. For the commuter, Chelmsford and Hatfield Peverel mainline stations lie approximately 5 miles from the village. Chelmsford city centre offers an extensive range of shopping and leisure activities whilst Maldon town centre and South Woodham Ferrers are also within easy reach of the village. There is easy access to the A12 trunk road which links to the M25 and beyond as well as the park an ride service to Chelmsford City centre from the property.

AGENTS NOTE:

We are advised that in 1991 the property experienced some subsidence to a newly added ground floor extension. We are advised it was thought the movement occurred due to inadequate foundations, as the main house remained unaffected. Remedial works were completed and certificates issued and there have been no further issues.

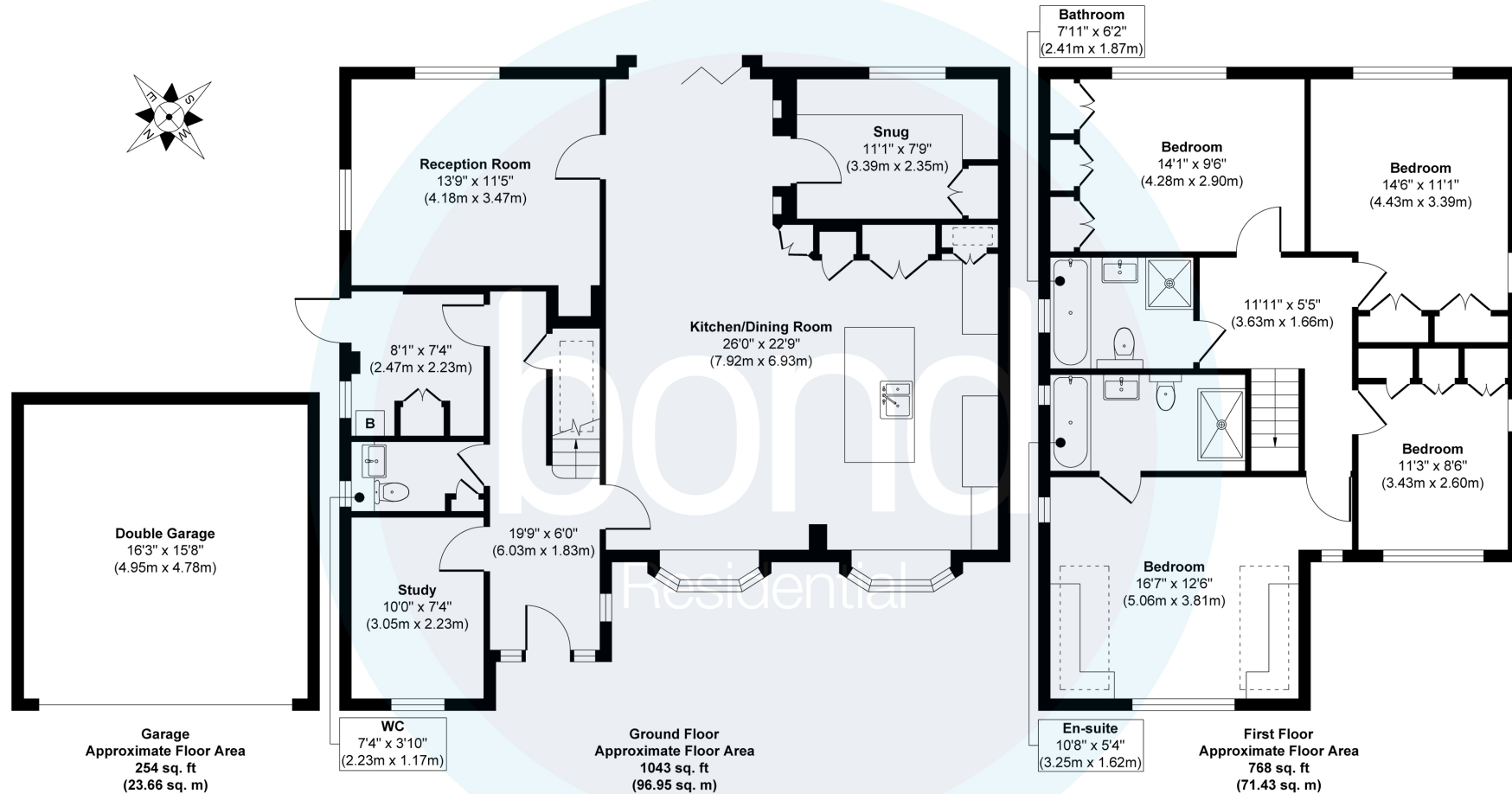
- Guide Price £800,000 to £825,000
- Detached family home with four double bedrooms
- Stunning open plan bespoke fitted kitchen/diner
- En-suite bathroom and family bathroom with bath & shower
- Close to Danbury Park School, Woodland and Lakes
- No Onward Chain
- Three separate reception rooms
- Utility room and Ground Floor Cloakroom
- Double garage and driveway
- Easy access to A12 and Park and Ride to Chelmsford











Approx. Gross Internal Floor Area
 Main House = 1811 sq. ft / 168.38 sq. m
 Garage = 254 sq. ft / 23.66 sq. m
 Total = 2065 sq. ft / 192.04 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.
 Produced by Elements Property

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