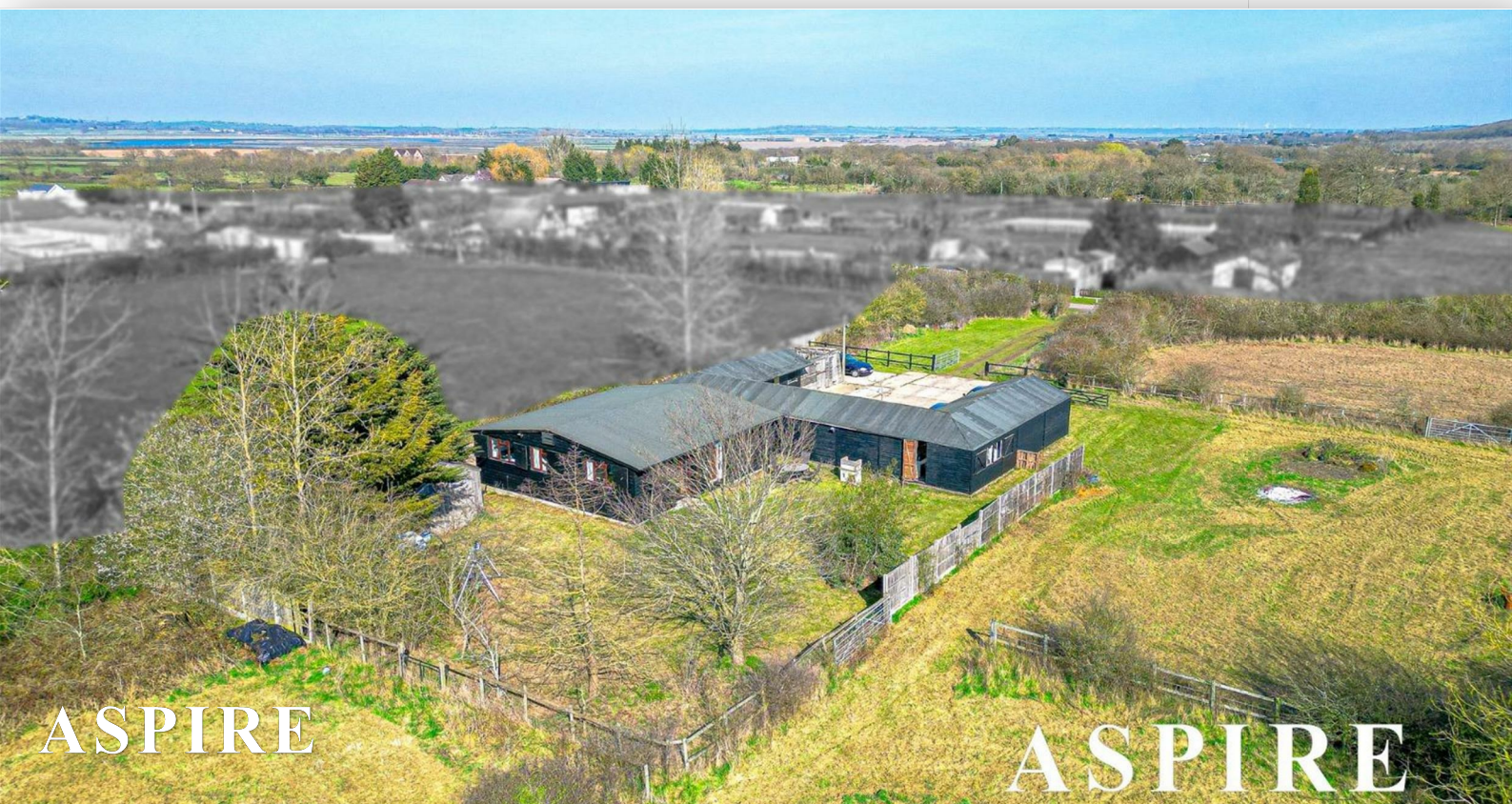


***To arrange a viewing contact us
today on 01268 777400***



Wadham Park Avenue, Hockley Asking price £750,000

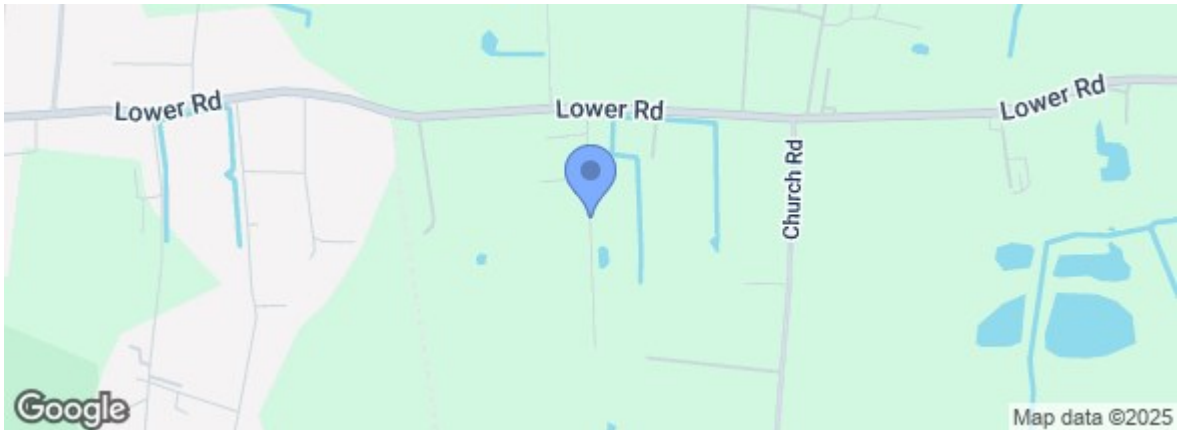
A rare and exciting opportunity to acquire a delightful equestrian property set within approximately 6 acres of beautifully flat, well-maintained land. Nestled in a peaceful and picturesque rural setting, this charming 3/4 bedroom residence offers the perfect blend of countryside living and practical equestrian facilities. The home is well-positioned to enjoy stunning views across open fields, providing a sense of space, privacy, and tranquility.

Ideal for horse lovers or those seeking a lifestyle change, the property features seven well-constructed stables, a dedicated tack room, and a comfortable mess room – all set up for immediate use. There is also the fantastic potential to re-instate a 40m x 20m sand school, making this a dream setup for both hobbyists and professionals alike. The land is predominantly flat, offering excellent usability and ease of access throughout the year.

With its idyllic setting and versatile layout, this property offers a wonderful opportunity to enjoy the beauty of rural life while benefiting from thoughtfully planned equestrian facilities.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		



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