



5 Broads Green
Great Waltham | Chelmsford | Essex | CM3 1DT

FINE & COUNTRY

KEY FEATURES

5 Broads Green

A totally unique four bedroom detached and remodelled home with a sizeable detached annexe with separate parking and access located in Broads Green; a sought-after hamlet close to Chelmsford.

Step inside this unusual yet inspiring home where you walk through the front doorway into the entrance porch. From here you can walk further into the accommodation on the ground floor which includes an open plan living room with french doors leading to the gardens, snug area, incredible open plan kitchen/ dining room with superb bi-folding doors and fine views across adjoining fields, downstairs shower room and utility room.

On the first floor, there are three double bedrooms, the principle bedroom on this floor benefitting from a re-fitted ensuite shower room and walk-in dressing room, along with a separate family bathroom and WC. On the top floor we find the most incredible loft conversion which has become the principle bedroom suite for the house; it has a bedroom with a Juliette balcony which opens up to the most stunning of views, a walk-in wardrobe and spectacular ensuite bathroom.

Step outside, and you will see that towards the bottom of the garden is a large and modern annexe which measure to 314 sqft and includes a kitchen, living area, shower room and bedroom area with both front and rear access. The annexe also benefits from separate parking making this part of the property idea for generating an income via the renting of the unit, or multi-generation living.

Located in Broads Green, Great Waltham, Chelmsford; the property is positioned on the main green and is within a short distance of the village public house; The Walnut Tree. The property is within a short distance of the larger village of Great Waltham which has a village primary school, cafe, shop and two pubs. Broomfield Hospital, the regions main hospital is also a short drive away. The city of Chelmsford is renowned for it's excellent schooling, shopping and recreational activities and has a mainline station with fast trains to London Liverpool Street.













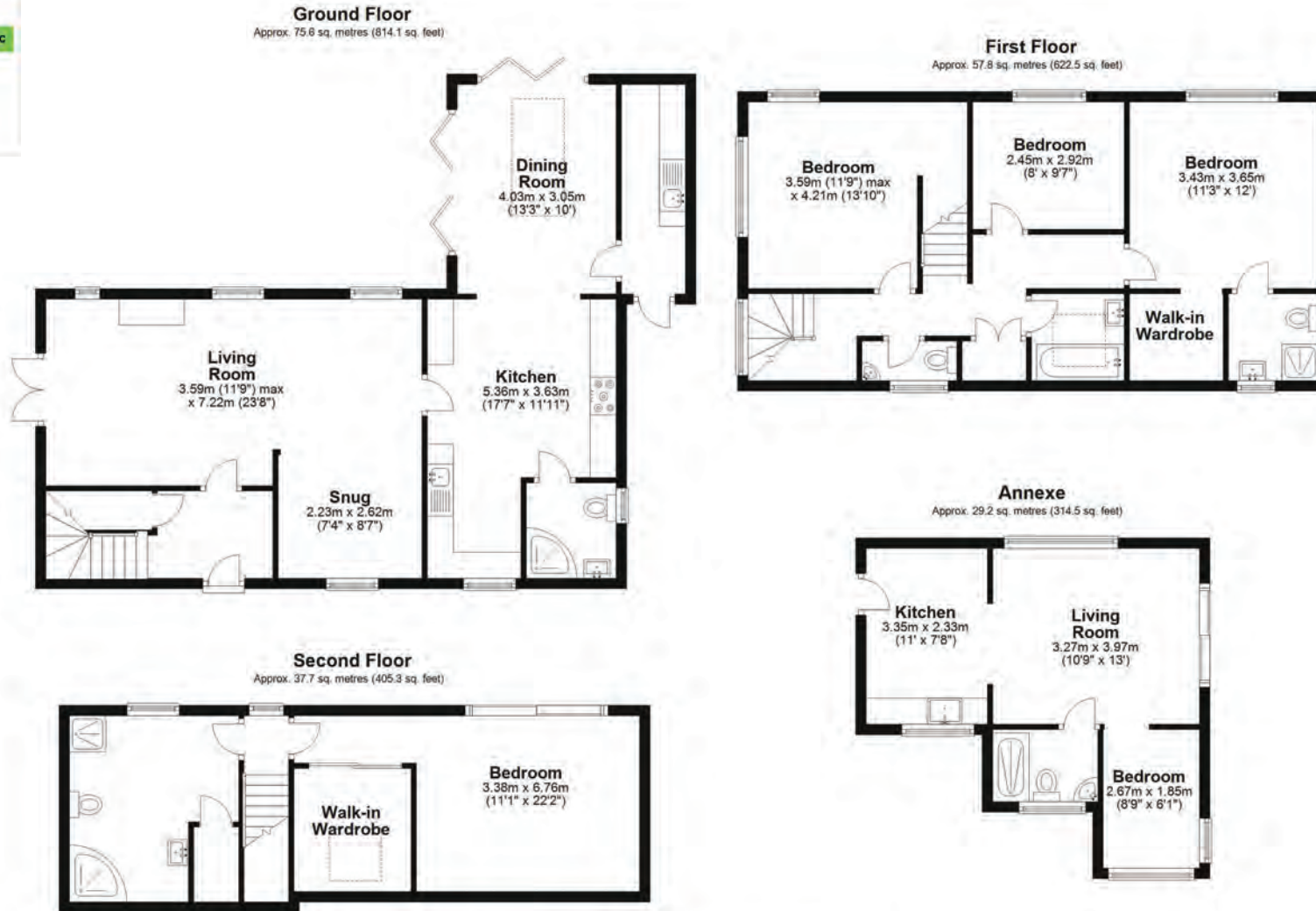






Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D		
39-54	E	54 E	
21-38	F		
1-20	G		

Council Tax Band: D
Tenure: Freehold



Total area: approx. 200.3 sq. metres (2156.4 sq. feet)

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Fine & Country Mid and South Essex
Suite A Imperial House, Cottage Place, Victoria Road, Chelmsford, Essex CM1 1NY
Tel: +44 (0)1245 979 777 | midandsouthessex@fineandcountry.com

