



17 Hackmans Lane  
Purleigh | Chelmsford | Essex | CM3 6RP



# OVERVIEW

## 17 Hackmans Lane

This recently renovated five-bedroom detached property, offered with no chain provides an ideal home for a growing family. With a blend of contemporary design and practical living spaces this house ensures comfort and style.

Step inside the front door of this property to perfect spaces for relaxing and family activities. The ground floor consists of a spacious family room, study/snug area, living room and utility, the recently fitted kitchen is stunning in its design and layout which opens into a large dining. A door leading to the double integral garage is conveniently located within the dining area.

To the first floor, the principal bedroom benefits from an en-suite shower room and built-in wardrobe, the dual aspect windows provide stunning countryside views. There are a further four spacious bedrooms and two bathrooms ensuring convenience and comfort for the household.

























# STEP OUTSIDE

## 17 Hackmans Lane

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Step outside to the front of the property providing parking for several vehicles. Side access gates lead to the rear enclosed garden which offers a safe and private outdoor space for a growing family. Countryside views surround the property providing a serene and picturesque setting.

This property is more than just a house, it's a home where your family can thrive and create lasting memories.









# INFORMATION

## 17 Hackmans Lane

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### Location:

Located just outside of Purleigh, the property is a short walk to the local primary school, golf club and public houses. The town's of Maldon and South Woodham Ferrers are a further drive of approximately 5-10 minutes away with their range of shopping and schooling facilities. The mainline railway at North Fambridge has direct trains into Liverpool Street and Stratford.

Tenure: Freehold.

Council Tax: Band F

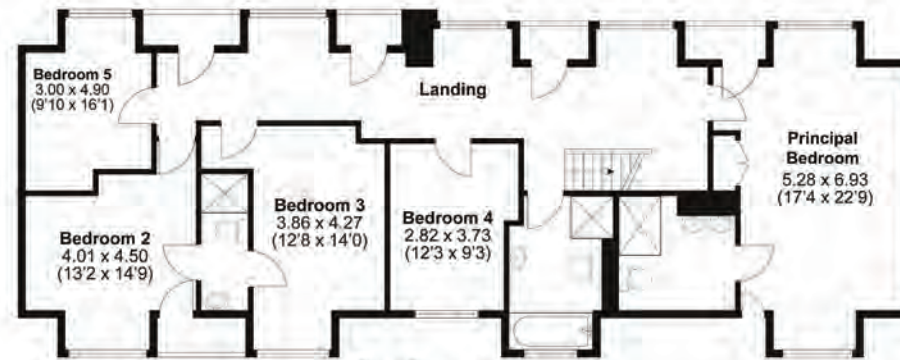
Broadband: Please refer to [openreach.com](http://openreach.com) for fibre availability

Mobile Phone Signal: Please refer to <http://checker.ofcom.org.uk>

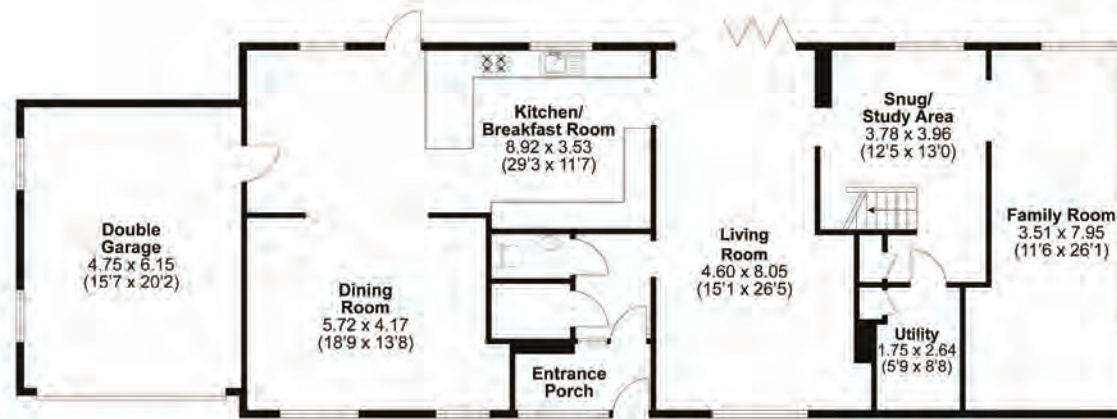
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**First Floor**  
Approx. 118sqm (1270sqft)



**Ground Floor**  
Approx. 183sqm (1969sqft)

TOTAL FLOOR AREA: 3239 sq.ft. (301 sq.m.) approx.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	63 D	73 C
39-54	E		
21-38	F		
1-20	G		



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Fine & Country Mid Wales  
8 Broad Street, Welshpool, Powys SY21 7RZ  
01938 531006 | [midwales@fineandcountry.com](mailto:midwales@fineandcountry.com)

