



1 Tye Hall Cottage

Tye Hall Chase | Roxwell | Chelmsford | Essex | CM1 4NH

FINE & COUNTRY

OVERVIEW

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An attractive four-bedroom, semi-detached cottage positioned on approximately one third of an acre with scenic rural vistas situated in a desirable village location. Tye Hall Cottage boasts beautiful interiors including three generously proportioned reception rooms, a gated driveway and conveniently located within proximity of Roxwell and Chelmsford.

Description

Step inside this delightful 4-bedroom, semi-detached cottage where the hallway leads to a beautifully presented living room complete with log burner, a spacious open-plan kitchen/dining room, further study and desirable utility room with W/C. The first floor consists of a large principal bedroom with ensuite bathroom and fitted wardrobes, alongside three further double bedrooms and family shower room.

















STEP OUTSIDE

1 Tye Hall Cottage

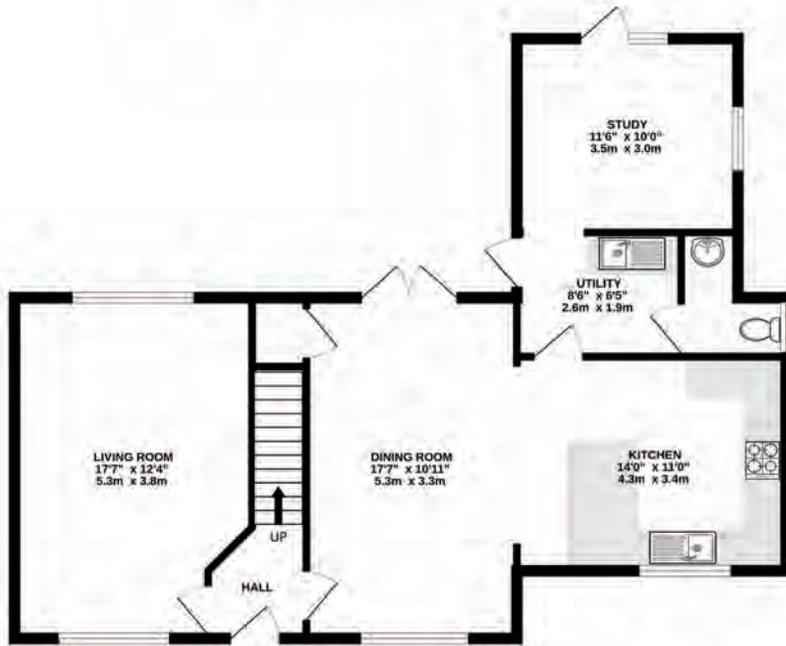
Step outside to the front of the property which presents a lawned garden with gated driveway offering both ample parking and seclusion. To the rear, is a mature, landscaped garden with patio space suitable for alfresco living. Tye Hall Cottage enjoys idyllic, wraparound countryside views.

The property also benefits from a Certificate of Lawful Development from Chelmsford City Council in respect of a proposed outbuilding comprising a double-bay car-port, office, gym and WC. Further information and plans are available on request.

Situated in the charming village of Roxwell, this stunning cottage presents a desirable rural lifestyle whilst essential amenities remain accessible. Roxwell is situated approximately 5 miles west of Chelmsford, providing easy access to the city's shopping, dining, and entertainment options. The village itself features a friendly community atmosphere, with a local primary school, a village hall, and the historic St. Michael and All Angels Church. The property is a 10-minute walk to The Chequers, the village pub which is reopening under community ownership. Surrounded by beautiful Essex countryside, Roxwell is perfect for those who enjoy outdoor activities, with numerous walking and cycling routes accessible right from your doorstep. The nearby roads A1060 and A414 connects you to major transport links, ensuring straightforward commutes to London and other major cities. This serene location blends the charm of the countryside with the convenience of nearby urban amenities, creating the perfect place to call home.



GROUND FLOOR
807 sq.ft. (75.0 sq.m.) approx.



1ST FLOOR
807 sq.ft. (75.0 sq.m.) approx.



TOTAL FLOOR AREA : 1614 sq.ft. (150.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

Council Tax Band: C
Tenure: Freehold





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