



White Oaks
East Hanningfield Road | Sandon | Chelmsford | Essex | CM2 7TP

White Oaks

A substantial four-bedroom residence set within one acre of landscaped grounds, in a desirable semi-rural location offering over 3,700 sq. ft. of versatile accommodation. The home features four spacious double bedrooms and benefits from Planning Consent for a first-floor extension, allowing further enhancement if desired.

The property includes extensive garaging and outbuildings, incorporating well-appointed home offices, making it ideal for modern living or those seeking a balance between work and leisure.

All of this is set within approximately one acre of beautifully landscaped gardens, providing privacy, space, and a wonderful countryside aspect.

Privately positioned behind impressive electric gates, White Oaks, built circa 2000, is approached via a long, block-paved driveway leading to a spacious gravel courtyard that provides ample parking for several vehicles. A detached double garage sits alongside, accompanied by a range of versatile outbuildings comprising two home offices, a separate gym and additional storage. These spaces offer excellent potential for conversion into annexe accommodation, subject to the necessary planning consents, and are all set within grounds extending to over one acre.

Step inside to a welcoming reception hall, featuring a bespoke arched doorway that opens into a charming sitting room centred around a fireplace with inset feature stove. The space flows seamlessly into the generous living areas, creating a wonderful sense of openness and connection. The impressive main reception room is beautifully designed, boasting high ceilings, wood flooring and views across the garden, offering both style and comfort in equal measure. Further living and entertaining space is within the stunning 44ft kitchen/dining/family room, where a lantern roof light floods the space with natural light, adding a striking touch of architectural elegance. The contemporary kitchen is fitted with high-quality De Dietrich integrated appliances, ample storage, and a separate utility room providing access to the outside.

White Oaks features four generous double bedrooms and four beautifully appointed bathrooms, three of which are en suite. Each room has been thoughtfully designed with stylish décor and benefits from air conditioning throughout, ensuring comfort all year round, complemented by underfloor heating in selected areas. Of particular note is the principal bedroom suite, showcasing a vaulted ceiling and sliding doors that open directly onto the sun terrace and garden. This serene space includes a luxurious en suite shower room and a walk-in wardrobe, creating a perfect private retreat.

There is recent Planning Permission granted to add a generous first floor level, adding a further 1500 sq. ft. to this already impressive residential dwelling. This can be viewed with Chelmsford City Council under ref: 25/00725/FUL.

The main residence and accompanying outbuildings together offer an exceptional opportunity for multi-generational living, home working and leisure pursuits. Immediately behind White Oaks stands the larger outbuilding, comprising three versatile rooms that can be used as offices or leisure spaces, each finished with attractive pine cladding, heating and air conditioning for year-round comfort. Beyond this lies a second outbuilding, currently arranged as a gym, featuring French doors that open onto the grounds. To the front aspect is the detached double garage, with pitched roof and Planning Permission has been passed to double the size of the garaging (ref: 24/00732/FUL).

















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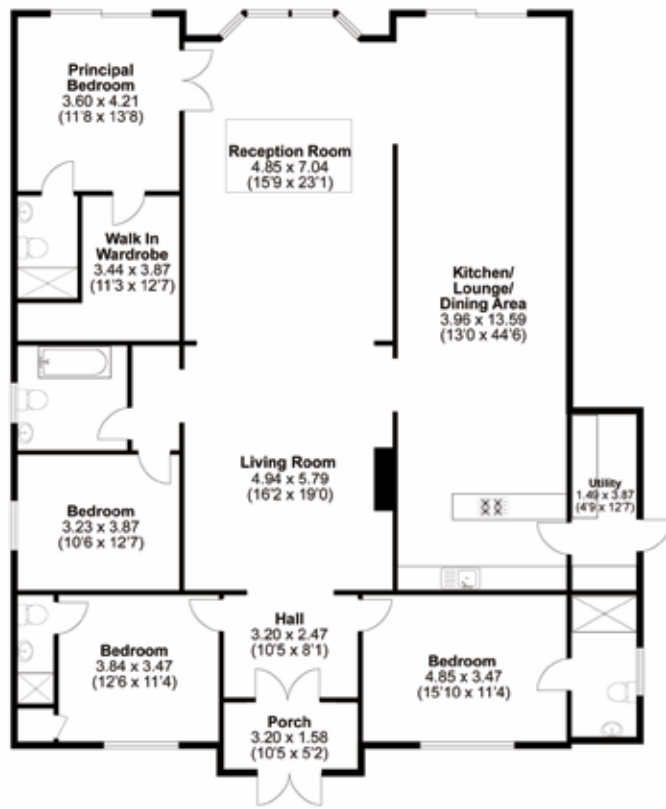
Additional features include gas central heating, a pressurised water system, CCTV, an alarm system and private drainage. The landscaped gardens begin at the front of the property, flanking the driveway and continue to the rear, offering an expansive, well-maintained lawn, mature trees and ornamental shrubs, all enclosed by boundary fencing for privacy and security.

Located in a peaceful semi-rural setting on the outskirts of Sandon, with close proximity to Danbury and its Country Park, White Oaks enjoys both tranquility and convenience. Chelmsford City Centre is easily accessible, offering excellent schooling options, including Sandon School, New Hall and grammar schools within the city. The city centre also provides an extensive shopping centre, anchored by John Lewis.

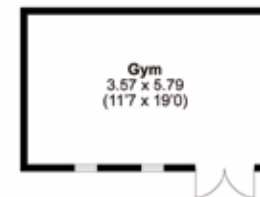
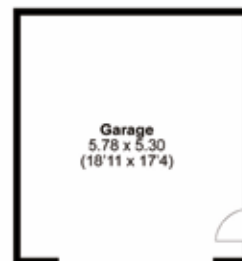
For commuters, there is a Park & Ride at Sandon with services into Chelmsford City Centre and the station, as well as the newly opened Beaulieu Park railway station, providing direct services to London Liverpool Street. The property also benefits from excellent road links via the A12, connecting to the M25 and beyond.

This is an excellent opportunity to acquire a spacious, beautifully maintained home set within extensive grounds, complemented by versatile outbuildings, all located in one of the area's most desirable villages.





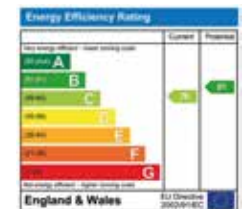
Ground Floor
Approx. 235.14sqm (2531sqft)



Outbuildings
Approx. 111.76sqm (1203sqft)

TOTAL FLOOR AREA: 3734 sq.ft. (346.9 sq.m.) approx.

Council Tax Band: G
Tenure: Freehold



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