

oakheart

£700,000

Price Guide  
Witham Road, White Notley



Guide Price £700,000 - £750,000

Immerse yourself in the timeless allure of this exquisite Grade II listed detached cottage, a masterpiece of architectural heritage dating back to circa 1645. This distinguished residence captivates with its period charm and refined elegance, offering a harmonious blend of historical significance and modern comfort.

The property boasts an impressive array of living spaces, including two meticulously designed reception rooms. The expansive, light-filled dining area provides an ideal setting for sophisticated soirées and intimate gatherings alike. Adjacent, the generously proportioned lounge exudes warmth and

tranquility, anchored by a magnificent brick fireplace with a bespoke log burner—a perfect sanctuary for cherished family moments.

For the discerning professional, the cellar has been thoughtfully repurposed as a secluded home office, offering a serene environment conducive to productivity and creativity. The pièce de résistance is undoubtedly the stunning kitchen and breakfast room, where original brickwork and exposed wooden beams create a captivating backdrop for culinary pursuits. This space is certain to become the epicentre of daily life and entertainment.

The sleeping quarters comprise two sumptuous double bedrooms, each appointed with bespoke built-in wardrobes, ensuring ample storage without

compromising on style. The luxurious bathroom features a classic roll-top bath and a separate shower enclosure, providing a spa-like retreat for both invigorating mornings and relaxing evenings.

Enhancing the property's versatility is a detached guest house, offering potential for additional accommodation or a lucrative investment opportunity. Vehicle storage is addressed with a detached garage and cart lodge, complemented by a gated driveway accommodating multiple cars.



















**Local Authority:**  
Braintree

**Tenure:**  
Freehold

**Council Tax Band:**  
E

### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon.

Oakheart Chelmsford  
01245 800181  
chelmsford@oakheartproperty.co.uk  
20 Victoria Road, Chelmsford, Essex, CM1 1PA

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