



## Station Road

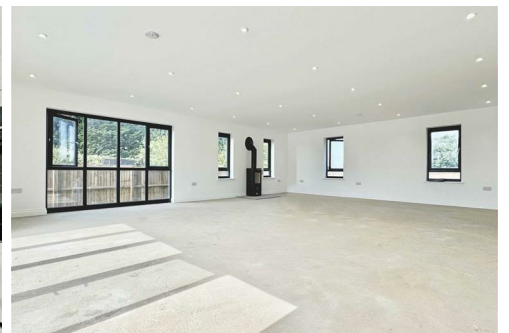
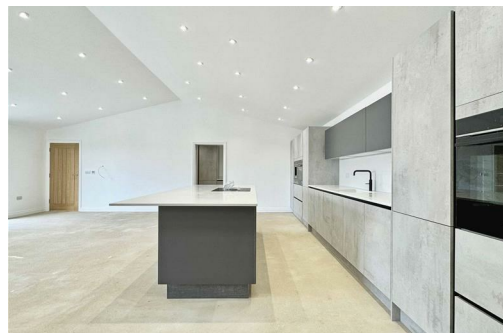
Freehold  
Tax Band:

White Notley, Witham, CM8 1RS

**Offers In Excess Of £1,200,000**



Prestige Homes by Hamilton Piers are delighted to offer this contemporary and impressively sized five bedroom detached barn-style home, spread over approx 3800 sq ft and finished to a high specification by a local family, bespoke developer. Benefiting from a stunning 26' vaulted kitchen/family room with high end integrated appliances, a 28' triple aspect living room plus office/playroom and private, unoverlooked gardens. Offering remote controlled electric entry gates, detached garage and ample driveway parking, four en-suites and a main family bathroom plus d/stairs cloakroom and utility room. Boasting surrounding countryside views and ideally set in a semi-rural village location, just a short walk to White Notley Station (0.2m) and within easy access to adjoining towns of Witham & Braintree, A120/M11 & A12.



# Station Road, White Notley, Witham, CM8 1RS

The accommodation, with approximate room sizes, is as follows:

RECEPTION HALL:

LIVING ROOM:

28'2 x 22'1 (8.59m x 6.73m)

KITCHEN / FAMILY ROOM:

26'9 x 15'9 (8.15m x 4.80m)

UTILITY ROOM:

CLOAKROOM:

OFFICE / PLAYROOM:

12'0 x 8'11 (3.66m x 2.72m)

GUEST BEDROOM:

EN-SUITE TO GUEST BEDROOM:

FIRST FLOOR ACCOMMODATION:

GALLERIED LANDING:

MASTER BEDROOM:

EN-SUITE:

BEDROOM TWO:

EN-SUITE:

BEDROOM THREE:

EN-SUITE:

BEDROOM FOUR:

FAMILY BATHROOM:

EXTERIOR:

FRONT & REAR GARDENS:

GARAGE, DRIVEWAY & PARKING:

## AGENTS NOTES:

Council Tax Band: TBC

For further information regarding this property, please contact Hamilton Piers.

PROVISIONAL DETAILS - AWAITING VENDORS APPROVAL



At Hamilton Piers we aim to ensure our particulars are accurate and reliable. However, they do not constitute any offer or contract, nor are they to be taken as statements or representations of fact. No tests have been carried out by us in respect of services, systems or appliances contained in the specification and no guarantee as to their operating ability or efficiency is given (unless stated otherwise).

All measurements are a guide only and, therefore, can be approximated in some cases. If purchasing, fixtures and fittings, apart from those mentioned in the particulars, are to be agreed with the seller. Some particulars, please note, may also be awaiting the seller's approval. If clarification or further information is required, please contact us.

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