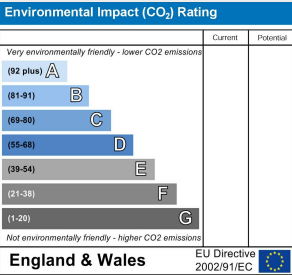
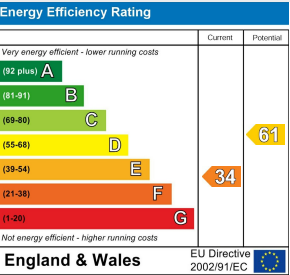


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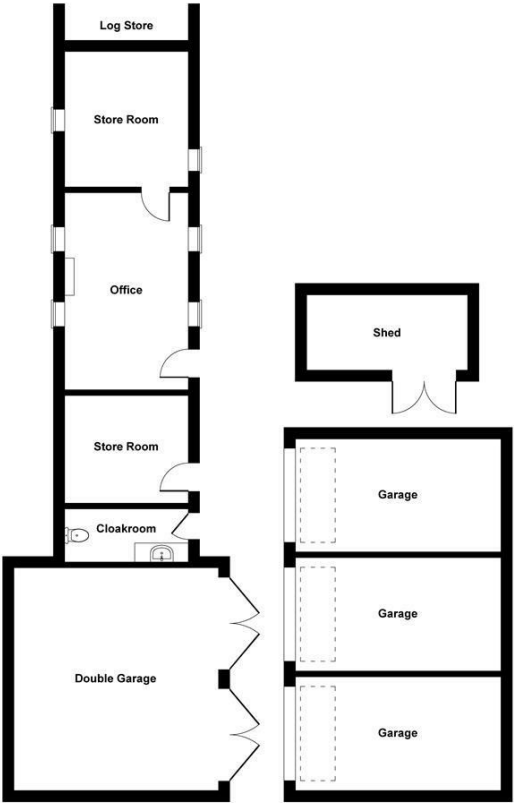
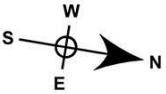
Spring Lane, Hatfield Peverel, Essex, CM3 2JW
Offers in excess of £795,000

- Detached country home
- Four bedrooms
- Ensuite and family shower room
- Lounge and separate dining room
- Large conservatory overlooking gardens
- Kitchen/breakfast room and utility room, cloakroom
- Approx. 0.74 acres
- Triple and double garage plus outbuilding including office
- Idyllic setting overlooking the surrounding countryside
- EPC - F

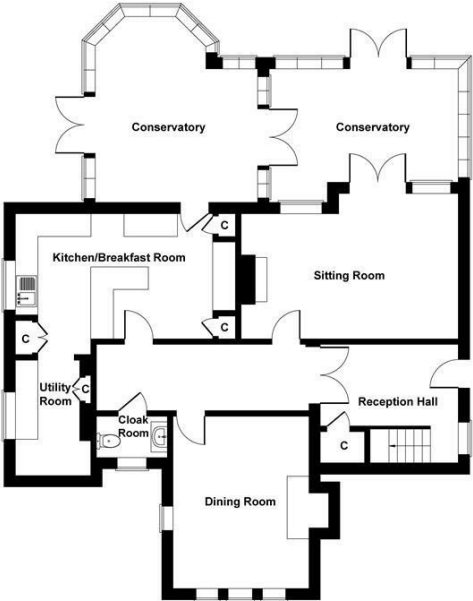


An exceptional country home nestled within the countryside on a leafy lane overlooking farmland to the front, with ample parking plus a triple garage and a double garage. The property sits on a large plot of approx. 0.74 acres of private mostly lawned gardens plus a large outbuilding which includes an office, store room, log store and outdoor toilet facilities. The accommodation comprises four bedrooms to the first floor with ensuite facilities to the principal bedroom which includes a bath plus a shower room. The ground floor living space is approached from an entrance hall leading to two reception rooms plus a large conservatory overlooking the gardens. There is an extensively fitted kitchen/breakfast room and separate utility room plus a cloakroom. The property needs to be viewed to be fully appreciated and is for sale with NO ONWARD CHAIN.

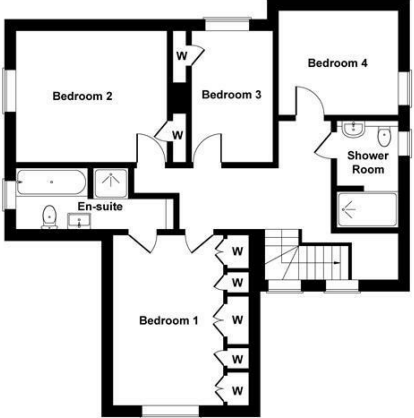
Hatfield Peverel



Outbuildings



Ground Floor



First Floor

Distances

Hatfield Peverel School - 1.9 miles

Hatfield Peverel Train Station - 2.7 miles

A12 Northbound - 2.5 miles

A12 Southbound - 2.9 miles

Maldon High Street - 3.9 miles

Chelmsford City Centre - 9.9 miles

All mileages are approx.

Location

The property is located in the delightful village of Hatfield Peverel, which is steeped in history and surrounded by natural beauty, offering a tranquil retreat from the hustle and bustle of modern life.

Hatfield Peverel railway station is within easy access, offering regular services on the Greater Anglia line, with direct links to London Liverpool Street, making the village a popular choice for commuters to the capital, along with trains to Chelmsford and

Colchester. The village is also conveniently located near major road networks, including the A12, a primary route connecting London and East Anglia.

There is a variety of dining and shopping options to satisfy every palate and preference. The village is home to a selection of charming pubs, cafes, and restaurants, including the highly regarded Blue Strawberry Bistro.

St. Andrew's Junior School is centrally positioned within the village. Secondary schooling can be found nearby in the Towns of Witham and Maldon. There is also further secondary and grammar schooling in the cities of Chelmsford and Colchester. Whilst in the private sector there is New Hall and Felsted.

For nature lovers, there are an abundance of scenic walking trails and open spaces to explore. The village is historically significant

due to the presence of the 11th century St. Andrew's Church, which stands on the site of a former Benedictine priory.

Whether you're drawn in by the sense of community, the stunning countryside, or the excellent schools, one thing's for sure, the village has got a whole lot to offer.

Accommodation

GROUND FLOOR

Lounge

5.74 x 3.79 (18'9" x 12'5")

Dining Room

4.50 x 3.34 (14'9" x 10'11")

Conservatory

9.68 x 4.96 (31'9" x 16'3")

Kitchen

5.82 x 3.33 > 3.79 (19'1" x 10'11" > 12'5")

Utility

2.86 x 1.85 (9'4" x 6'0")

Cloakroom

FIRST FLOOR

Bedroom One

4.49 x 2.98 (14'8" x 9'9")

En-Suite with Bath

Bedroom Two

3.93 x 3.65 (12'10" x 11'11")

Bedroom Three

3.60 x 2.44 (11'9" x 8'0")

Bedroom Four

2.84 x 2.76 (9'3" x 9'0")

Shower Room

EXTERIOR

Double Garage

5.89 x 5.53 (19'3" x 18'1")

Outbuilding

Triple Garage

3.46 x 5.27 (11'4" x 17'3")

Viewings

Strictly by appointment only through the selling agent Paul Mason Associates 01245 382555.

Important Notices

We wish to inform all prospective purchasers that we have prepared these particulars including text,

photographs and measurements as a general guide. Room sizes should not be relied upon for carpets and furnishings. We have not carried out a survey or tested the services, appliances and specific fittings. These particulars do not form part of a contract and must not be relied upon as statement or representation of fact.

Property Services

Electric - Mains

Water - Mains

Drainage - Sewage Treatment Plant

Heating - Oil Central Heating

Local Authority - Braintree District Council



Paul Mason Associates

35 The Street
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Registered Office - Bruce House, The Street, Hatfield Peverel CM3 2DP





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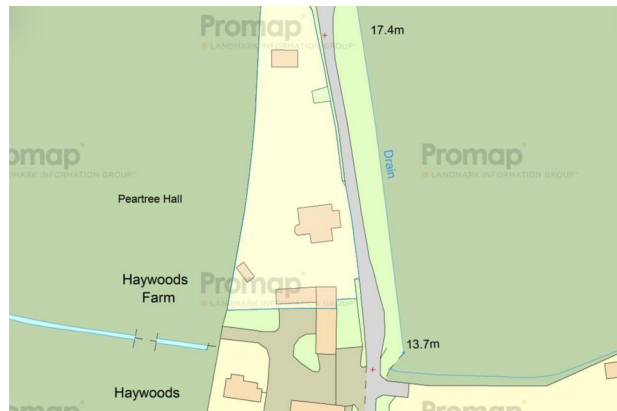
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