



Cartref Little Baddow Road, Woodham Walter , CM9 6RP
Guide price £500,000

Church & Hawes

Est. 1977

Estate Agents, Valuers, Letting & Management Agents

GUIDE PRICE £500,000 - £525,000... Located in the picturesque and highly sought after village of Woodham Walter, this charming three bedroom link detached home offers a wonderful blend of space, comfort and village living. Set in a non-estate location, the property provides an ideal setting for families and those seeking a tranquil lifestyle. Inside, the home features three reception rooms, perfect for versatile living and entertaining. The fitted kitchen offers a functional space for cooking and dining. Externally, the property benefits from a garage, driveway parking, and a well-maintained rear garden that provides a peaceful retreat. The property is within walking distance to a highly regarded primary school and is just a short drive to nearby Danbury, offering further amenities and conveniences. This home is perfect for families or anyone looking to enjoy village life in a desirable location. Energy rating E.

LOCATION

Woodham Walter is an idyllic semi-rural village located three miles west of Maldon, in the county of Essex. Within the village is a highly regarded primary school, three public houses and The Warren Golf & Country Club Estate. For further amenities Danbury village is just a couple of miles away and Chelmsford city centre can be reached with 15/20 minutes drive. Just a mile away is Hoe Mill Lock with it's canal boats and lovely countryside walks.

permission or building regulations. Any buyer should seek verification from their legal representative or surveyor.

FIRST FLOOR

Landing

Bedroom One 17'4 x 9'11 (5.28m x 3.02m)

Bedroom Two 10'1 x 9'7 (3.07m x 2.92m)

Bedroom Three 9'7 x 6'10 (2.92m x 2.08m)

Bathroom

GROUND FLOOR

Entrance Porch

Cloakroom

Lounge 17'5 x 14'10 (5.31m x 4.52m)

Dining Room 12'2 x 7'8 (3.71m x 2.34m)

Kitchen 12'8 x 9'10 (3.86m x 3.00m)

Study/Playroom 12'3 x 7'10 (3.73m x 2.39m)

EXTERIOR

Rear Garden

Front

Garage 18'6 x 8' (5.64m x 2.44m)

Agents Notes

These particulars do not constitute any part of an offer or contract. All measurements are approximate. No responsibility is accepted as to the accuracy of these particulars or statements made by our staff concerning the above property. We have not tested any apparatus or equipment therefore cannot verify that they are in good working order. Any intending purchaser must satisfy themselves as to the correctness of such statements within these particulars. All negotiations to be conducted through Church and Hawes. No enquiries have been made with the local authorities pertaining to planning

