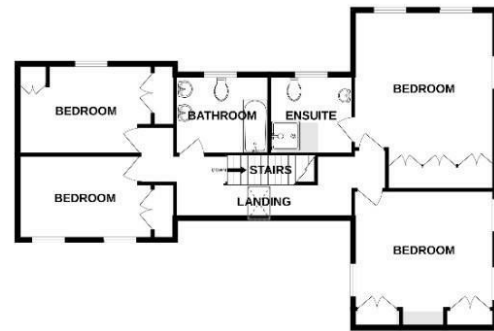
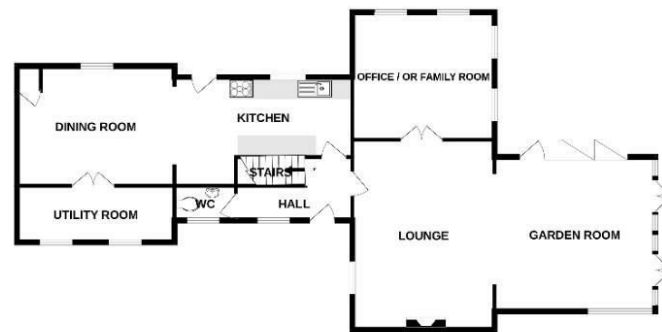


1ST FLOOR  
1009 sq.ft. (93.8 sq.m.) approx.

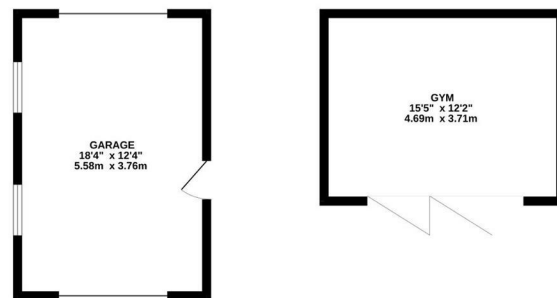


GROUND FLOOR  
1260 sq.ft. (117.0 sq.m.) approx.



TOTAL FLOOR AREA: 2269 sq.ft. (210.8 sq.m.) approx.  
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GROUND FLOOR  
414 sq.ft. (38.5 sq.m.) approx.



TOTAL FLOOR AREA: 414 sq.ft. (38.5 sq.m.) approx.  
Made with Metropix ©2023

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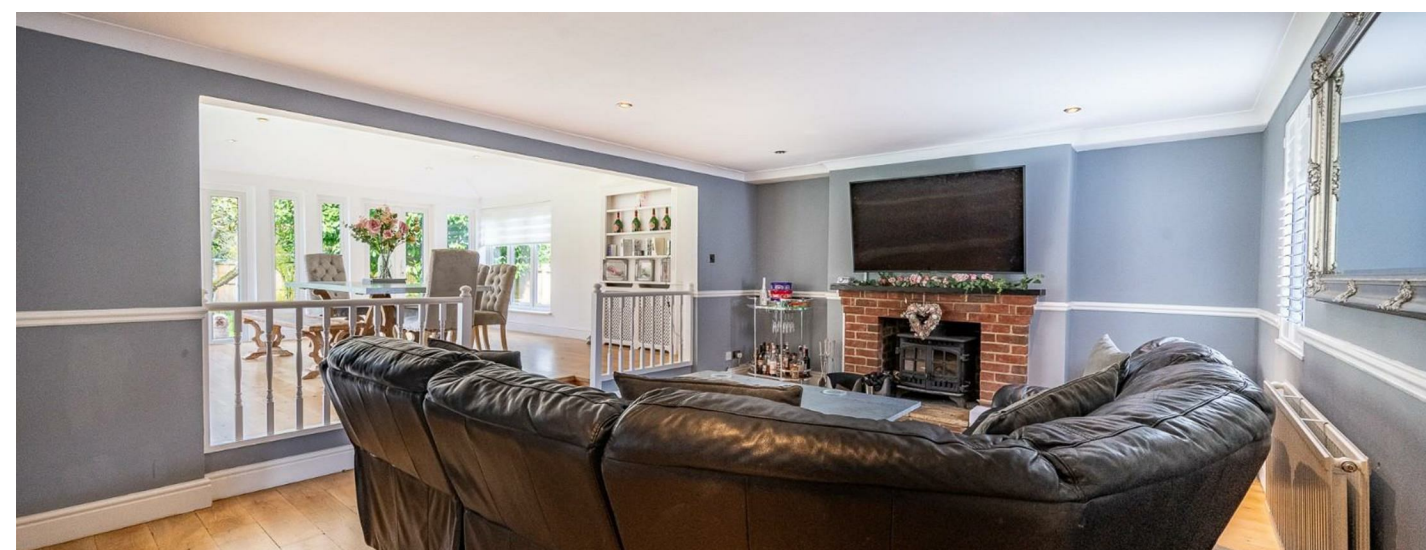
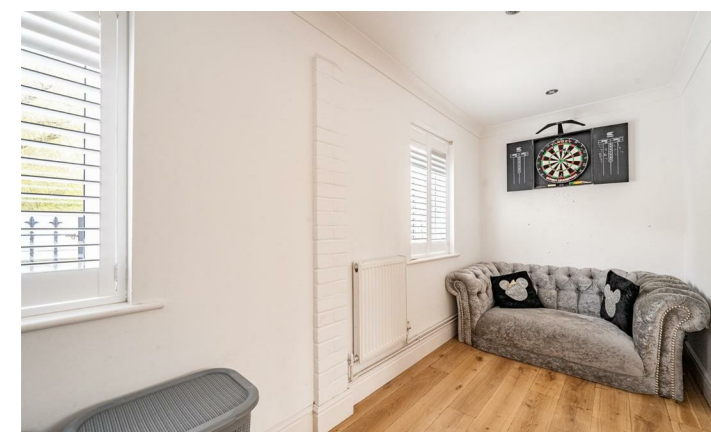
**THE GREEN, FINCHINGFIELD, BRAINTREE**

**OFFERS OVER £700,000**



## THE GREEN FINCHINGFIELD BRAINTREE

Set within approximately a third of an acre in the centre of the picturesque village of Finchingfield is this substantial four bedroom detached country home. The property offers generous accommodation over two floors comprising of:- three reception rooms, kitchen/dining room, utility room, cloakroom and entrance hall. On the first floor are four double bedrooms with en-suite facilities to the principal bedroom and a family bathroom. Externally the property benefits from a single garage with driveway parking, mature gardens and a detached outbuilding currently used as a gym. The property has planning permission granted for a double storey and single storey extension. Please visit Braintree District Council website, planning reference :- 21/02033/HH.





### **Outbuilding/Gym**

15'4" x 12'5" (4.67m x 3.78m)

Bi-folding doors to front aspect, power points, inset spotlights.

### **Single Garage With Driveway**

To the side of the property is a single garage with up & over doors to front & rear aspects, power, lighting and a pitched roof for storage. The property benefits from driveway parking.

- Four Double Bedrooms
- Detached Country Home
- Approximately A Third Of An Acre
- Single Garage With Driveway
- Planning Permission Granted For Double Storey & Single Storey Extensions
- Three Receptions
- Kitchen/Dining Room
- Utility Room & Claokroom
- En-Suite & Family Bathroom
- Outbuilding/Gym

### **Entrance Hall**

Window to the front aspect, solid oak flooring, radiator, power points, built-in storage cupboard understairs, staircase rising to the first floor landing, doors to.

### **Cloakroom**

Opaque window to front aspect, W.C, wash hand basin, solid oak flooring, half tiled walls, radiator.

### **Kitchen/Dining Room**

34' x 11' (10.36m x 3.35m)

Windows to rear aspect, base and eye level units with Granite working surfaces over, space for range cooker, integrated dishwasher, space for American style fridge/freezer, inset sink with drainer unit, radiator, power points, solid Oak flooring, inset spotlights, built-in storage cupboard, single door to rear aspect, double doors to.

### **Utility Room**

15'7" x 5'5" (4.75m x 1.65m)

Windows to the front aspect with fitted shutters, base level units with working surface over, radiator, solid oak

flooring, inset sink with drainer unit, space for washing machine, space for tumble dryer, power points.

### **Lounge**

19' x 14' (5.79m x 4.27m)

Window to front aspect with fitted shutter, feature fireplace with inset wood burning stove, solid oak flooring, inset spotlights, radiator, T.V point, power points, double doors to office, steps to.

### **Garden Room**

16'8" x 15'2" (5.08m x 4.62m)

Windows to multiple aspects, solid oak flooring, radiator, power points, inset spotlights, double doors to rear aspect, bi-folding doors to side aspect.

### **Office**

14' x 12'6" (4.27m x 3.81m)

Windows to multiple aspects with fitted shutters, solid oak flooring, inset spotlights, radiator, power points.

### **First Floor Landing**

Velux window to front aspect, inset spotlights, part wood panelled walls, loft access, doors to.





### Principal Bedroom

16' x 14' (4.88m x 4.27m)

Windows to multiple aspects with fitted shutters, built-in wardrobes, inset spotlights, radiator, power points, door to.

### En-Suite

Window to rear aspect, enclosed shower cubicle, wash hand basin with vanity unit below, W.C, heated towel rail, inset spotlights, extractor fan, part tiled walls, tiled flooring.

### Bedroom Two

14' x 13'6" (4.27m x 4.11m)

Windows to multiple aspects with fitted shutters, built-in wardrobes, radiator, power points.

### Bedroom Three

12'5" x 8'6" (3.78m x 2.59m)

Two windows to front aspect, built-in wardrobes, radiator, power points.

### Bedroom Four

12'6" x 8' (3.81m x 2.44m)

Two windows to rear aspect, radiator, power points, door to airing cupboard.

### Family Bathroom

Window to rear aspect, enclosed jacuzzi bath with mixer taps, separate shower over with waterfall head & additional attachment, wash hand basin with vanity unit below, W.C, heated towel rail, inset spotlights, part tiled walls, tiled flooring.

### Gardens

To the side of the property is a raised composite decking area with steps leading to the formal gardens. The remainder of the garden is lawn with a variety of mature shrubs & trees. An additional decking area is situated to the front of the outbuilding/gym. To the rear of the property is a courtyard area. The front of the property is enclosed by a rendered wall with wrought iron railings and access via a wrought iron gate.

