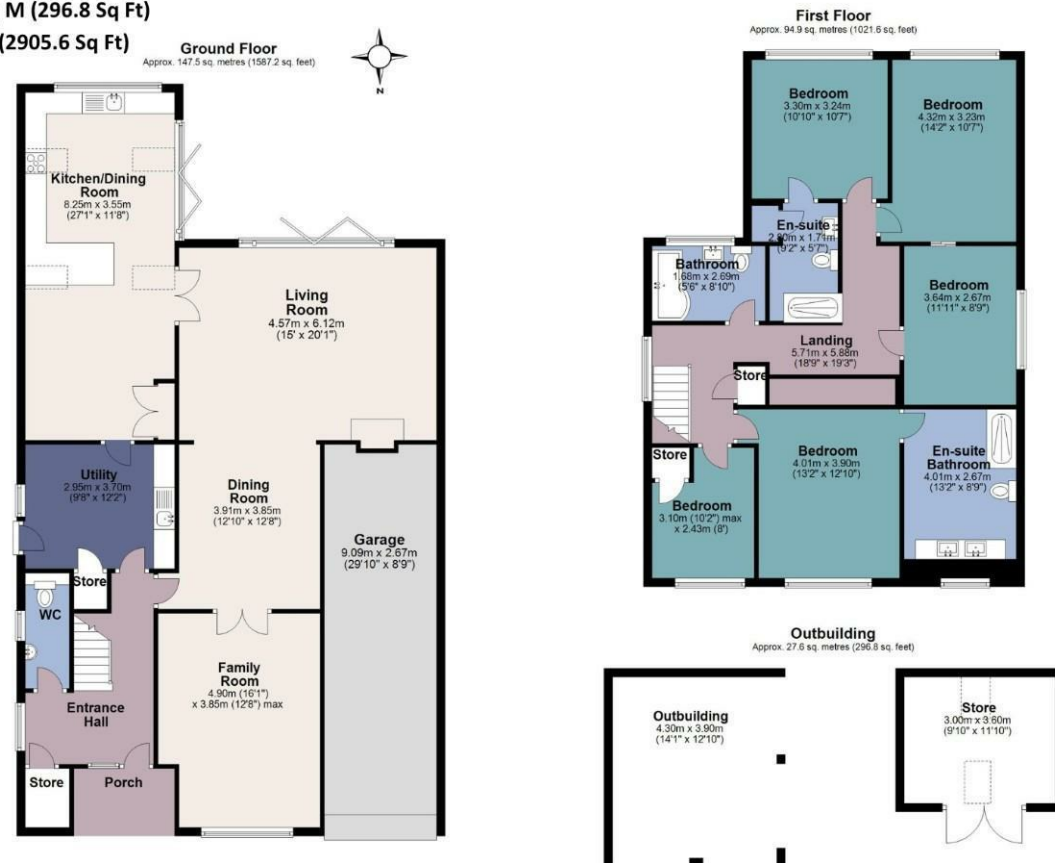


Approx. Gross Internal Area  
Main House 242.3 Sq M (2608.8 Sq Ft)  
Outbuilding 27.6 Sq M (296.8 Sq Ft)  
Total 269.9 Sq M (2905.6 Sq Ft)



Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value.  
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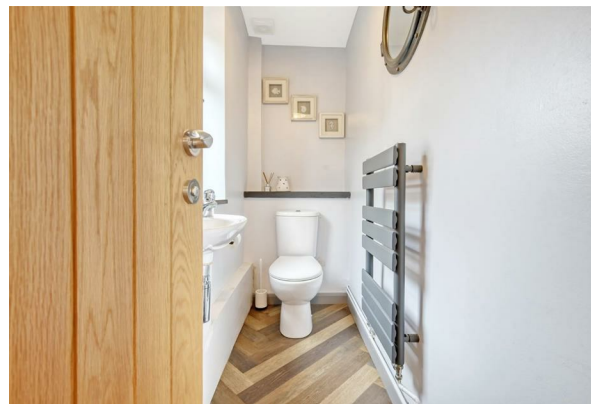
MILL ROAD, GREAT BARDFIELD, BRAINTREE

GUIDE PRICE £895,000



## MILL ROAD GREAT BARDFIELD BRAINTREE

Set within approximately a quarter of an acre on a quiet country lane in the thriving village of Great Bardfield is this recently renovated and extended five bedroom detached country home. The property provides delightful views over the countryside and the landmark village windmill, "Gibraltar Mill". The ground floor accommodation comprises:- living room, dining room, family room, kitchen/dining room, utility room, cloakroom, entrance hall and porch. On the first floor are five bedrooms with two en-suites and a family bathroom. Externally the property benefits from a double length garage, ample driveway parking, a generous garden with garden room and further outbuildings.





**Generous South Facing Rear Garden**

To the rear of the property is a two tier extensive patio area with inset LED feature lighting and steps leading to the remainder lawn with a variety of mature shrubs backing onto open farmland. The garden further benefits from partly open garden room with power, lighting, Sandstone tiled flooring and a water supply. A timber store/workshop is situated at the foot of the garden boasting double doors, power and lighting. Side access is granted via a timber gate.

**Double Length Garage With Ample Driveway Parking**

To the front of the property is a generous resin driveway providing parking for several vehicles with electric car charging point. To the side of the property is a double length garage with electric roller shutter door, power and lighting.

**Agents Notes**

The property is a fully alarmed with the added benefit of CCTV.

- Five Bedrooms
- Detached Country Home
- Double Length Garage With Ample Driveway Parking
- Approximately A Quarter Of An Acre Plot
- Recently Renovated & Extended
- Thriving Village Location
- Countryside Views
- High Specification Finish
- Approximately 2,600 Square Feet Of Accommodation
- Modern Living Layout

**Porch**

Sandstone tiled flooring, up & down lighter, UPVC partly glazed single door to.

**Entrance Hall**

UPVC double glazed window to side aspect, herringbone style flooring, radiator, power points, built-in storage cupboard, bespoke staircase with open Oak treads & steel spindles, doors to.

**Cloakroom**

UPVC double glazed window to to side aspect, W.C, wash hand basin, heated towel rail, extractor fan, herringbone style flooring.

**Dining Room**

12'10" x 12'8" (3.91m x 3.86m)

Herringbone style flooring, Acova column radiators, power points, inset spotlights, opening to living room, double doors to.

**Family Room**

16'1" x 12'6" (4.90m x 3.81m)

UPVC double glazed window to front aspect, T.V point, power points, Acova column radiators, inset spotlights.

**Living Room**

20'1" x 15' (6.12m x 4.57m)

Double glazed bi-folding doors leading to the rear garden, herringbone style flooring, full height radiator, inset wood burning stove, T.V point, power points, double doors to.

**Kitchen/Dining Room**

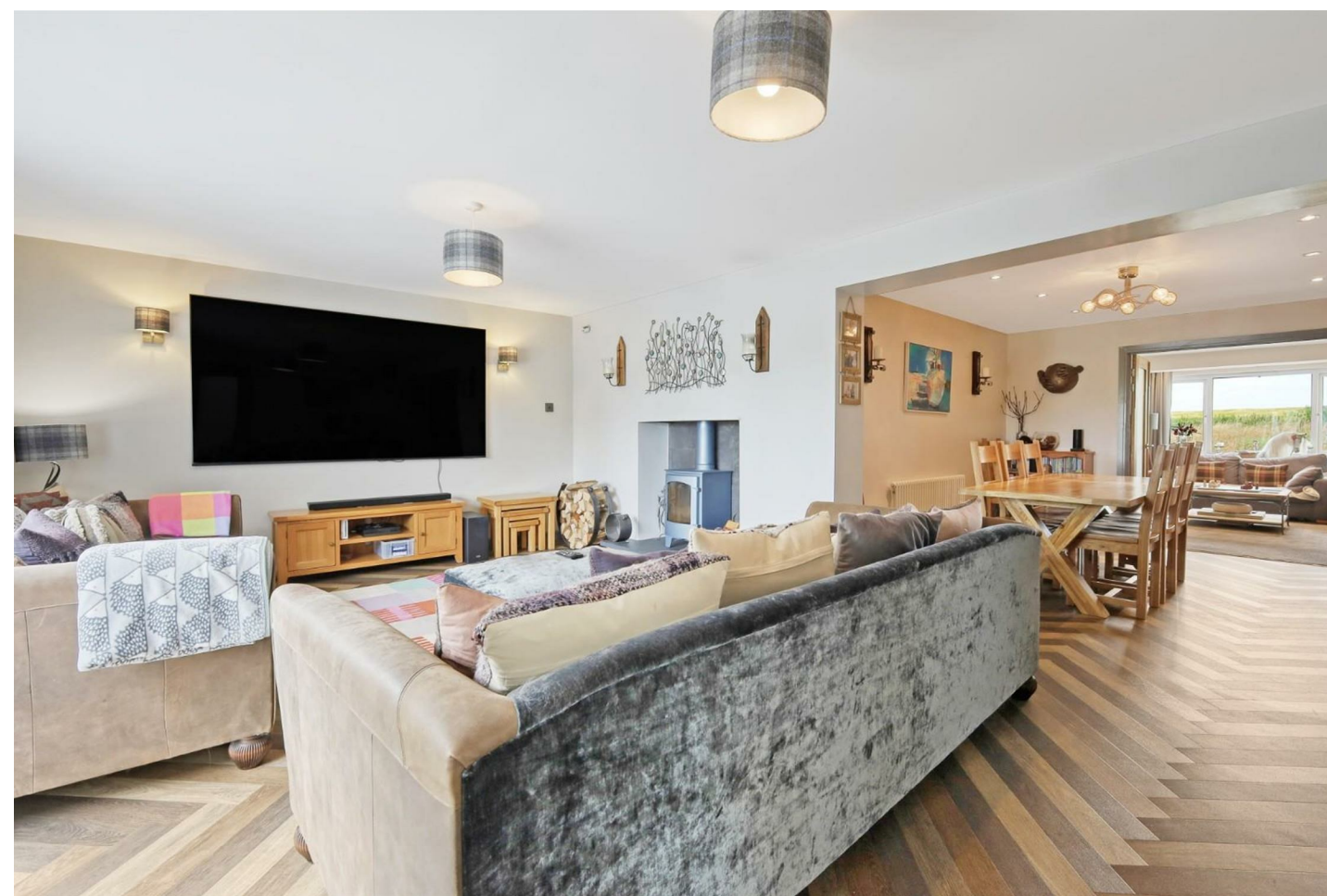
27'1" 11'8" (8.26m 3.56m)

UPVC double glazed window to rear aspect, vaulted ceiling with electric Wi-Fi connect Velux windows, Double glazed bi-folding doors leading to the rear garden, base and eye level units with Quartz working surfaces over with breakfast bar area, inset 1 1/2 bowl sink with 1 in 4 Quooker tap, inset Smeg double oven, five ring gas hob with extractor over, integrated dishwasher, inset bin compartment, space for American style fridge/freezer, feature lighting, inset spotlights, tiled flooring with underfloor heating, built-in bench seat, power points, door to.

**Utility Room**

12'2" x 9'8" (3.71m x 2.95m)

UPVC double glazed window to side aspect, base and eye level units with Quartz working surfaces over, inset Butler sink, space for washing machine, space for tumble dryer, space for fridge/freezer, inset spotlights, radiator, power points, tiled flooring, water softener, Single stable style door to side aspect.





**First Floor Landing**

Wood effect flooring, Acova column radiators, power points, loft access, door to airing cupboard, doors to.

**Principal Bedroom**

13'2" x 12'10" (4.01m x 3.91m)

UPVC double glazed window to front aspect, Acova column radiators, exposed floorboards, power points, T.V point, door to.

**En-Suite Bathroom**

UPVC double glazed opaque window to front aspect, walk-in shower with rainfall head & additional attachment, W.C, his & hers wash hand basins with vanity drawers below, heated towel rail, inset spotlights, part tiled walls, tiled flooring, extractor fan.

**Bedroom Two**

10'10" x 10'7" (3.30m x 3.23m)

UPVC double glazed window to rear aspect, Acova column radiators, power points, door to.

**En-Suite**

Walk-in shower with rainfall head & additional attachment, W.C, wash hand basin with vanity drawer below, heated towel rail, inset spotlights, extractor fan, door to storage cupboard.

**Bedroom Three**

14'2" x 10'7" (4.32m x 3.23m)

UPVC double glazed window to rear aspect, Acova column radiators, power points, loft access with fitted ladder, 1/3 boarded and lighting.

**Bedroom Four**

11'11" x 8'9" (3.63m x 2.67m)

UPVC double glazed window to side aspect, Acova column radiators, power points.

**Bedroom Five**

10'2" x 8' (3.10m x 2.44m)

UPVC double glazed window to front aspect, Acova column radiators, power points, wood effect flooring.

**Family Bathroom**

UPVC double glazed opaque window to rear aspect, enclosed P-bath with mixer taps & shower attachment, wash hand basin with vanity drawer below, W.C, heated towel rail, inset spotlights, extractor fan, tiled flooring.

