



Chestnut Farm Drive, Althorne , CM3 6DA  
£750,000

**Church & Hawes**

Est. 1977

Estate Agents, Valuers, Letting & Management Agents



Set along a small private lane away from the main road and amongst other high specification properties is this individual and most attractive detached bungalow offering a wealth of flexible and stylishly presented living accommodation throughout. The property offers wonderfully spacious and airy living space with part of the bungalow ideally set up for conversion to a fully self contained one or two bedroom annex. The overall living accommodation commences with an inviting reception hall leading to a living/dining room which in turn provides access to an impressive refitted kitchen and superb conservatory across the rear overlooking the picturesque gardens. In addition the property also comprises four bedrooms, two bath/shower rooms, utility area and a cloakroom with entrance which provides access to what could become the aforementioned self contained annex. Externally, the property enjoys a picturesque and generously sized rear garden with impressive log cabin/summer house and vegetable plot with greenhouse to remain. An attractive frontage provides extensive off road parking for several vehicles and access to a double garage. Viewing this property is strongly advised to fully appreciate the wonderful standard and size of living accommodation on offer in addition to it's most quiet and sought after position. Energy Rating C.





**ENTRANCE HALLWAY:**

Obscure double glazed entrance door and window to front, radiator with decorative cover, access to loft space, built in storage cupboard, hardwood floor, doors to:

**HOME OFFICE/DINING ROOM: 13' x 10'11 (3.96m x 3.33m )**

Double glazed window to front with fitted shutters, radiator, doorway to:

**INNER HALLWAY:**

Two radiators, access to loft space, radiator, 3 built in double wardrobes/storage cupboards, solar tunnel light, doors to:

**BEDROOM 1: 11'9 x 11' (3.58m x 3.35m )**

Dual aspect room with double glazed windows to side and rear, radiator, door to:

**CLOAKROOM/ENTRANCE:**

Obscure double glazed entrance door to front, obscure double glazed windows to side and rear, radiator, 2 piece white suite comprising close coupled wc and wall mounted wash hand basin.

**BEDROOM 2: 16'7 x 11'3 (5.05m x 3.43m )**

Double glazed French style doors to side, radiator, double glazed window to front with fitted shutters.

**BEDROOM 3: 15'2 x 12'6 (4.62m x 3.81m )**

Double glazed windows to front and side both with fitted shutters, radiator.

**UTILITY/LAUNDRY ROOM: 7'11 x 7'8 > 5'11 (2.41m x 2.34m > 1.80m )**

Double glazed entrance door to rear, granite work surface with tiled splashback, inset single bowl/single drainer sink unit with space and plumbing below for washing machine and tumble dryer, tiled floor.

**FAMILY BATHROOM:**

Obscure double glazed window to rear, chrome ladder radiator, 4 piece white suite comprising fully tiled shower cubicle, close coupled wc, wash hand basin set on vanity unit with storage below and corner panelled bath with mixer tap and shower attachment, wall mounted cabinet, part tiled walls, tiled floor.

**BEDROOM 4: 11'5 x 9'11 (3.48m x 3.02m )**

Double glazed window to rear, radiator, 3 built in double wardrobes.

**SHOWER ROOM:**

Obscure double glazed window to rear, radiator with chrome towel rail attachment, 3 piece white suite comprising fully tiled walk in shower with sliding glass door, wc with concealed cistern and wash hand basin set on vanity unit with storage below, tiled walls and flooring with under floor heating. Built in airing cupboard.

**LIVING/DINING ROOM: 28'11 x 17'8 > 16'1 (8.81m x 5.38m > 4.90m )**

Double glazed windows to front and side with fitted shutters from dining area, 3 radiators, stone fireplace with inset wood burner and display mantle, hardwood floor, part glazed double doors leading to:

**KITCHEN: 16'5 x 11'5 > 6'3 (5.00m x 3.48m > 1.91m )**

Double glazed window to rear, refitted kitchen with extensive range of matching 'Shaker' style wall and base mounted storage units and drawers, granite work surfaces with inset 1 ½ bowl/single drainer sink unit, built in 4-ring electric hob with extractor hood over, built in eye level oven plus recess for microwave, space for fridge/freezer and dishwasher, matching upstands, tiled floor, double glazed door to:

**CONSERVATORY: 16'1 x 9'10 (4.90m x 3.00m )**

Double glazed windows to side and rear, two radiators, tiled floor.

**EXTERIOR:****REAR GARDEN:**

Commencing with a paved patio seating area which sweeps along the rear of the bungalow leading to remainder which is predominantly laid to lawn with an array of attractively planted beds to borders, access to side to a vegetable plot and adjacent greenhouse, external water tap and lighting, side access leading to front, access to:-

**CABIN: 11'4 x 11'4 (3.45m x 3.45m )**

French style doors opening onto paved seating area, power and light connected.

**FRONTAGE:**

Generous shingled driveway providing extensive off road parking, side access to rear garden, leading to:-

**DOUBLE GARAGE: 21'3" x 15'5" (6.48m x 4.70m)**

Up and over door, power and light connected, overhead storage timbers. Attached to the rear of the garage is a 12' x 6' timber storage shed with power and light connected.

**TENURE & COUNCIL TAX BAND:**

This property is being sold freehold and is Tax Band E.

**VILLAGE OF ALTHORNE:**

Althorne is a small village which benefits from a railway station with direct trains to London Liverpool Street (at peak times), a village pub, church and two vineyards with cafe facilities. The nearby towns of South Woodham Ferrers, Maldon and Burnham-on-Crouch provide a good range of shopping, educational and recreational facilities. Burnham-on-Crouch is a riverside town renowned for its long established yacht clubs and marina and the historic market town of Maldon offers an array of restaurants, public houses, shops, waterside public houses and the famous Promenade Park.

**AGENTS NOTE:**

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

**AGENTS NOTE - SOLAR PANELS:**

We are informed that solar photovoltaics (Solar PV system) are fitted to this property and would advise interested parties to refer to the Energy Performance Certificate, your solicitor or surveyor for further clarification and information.



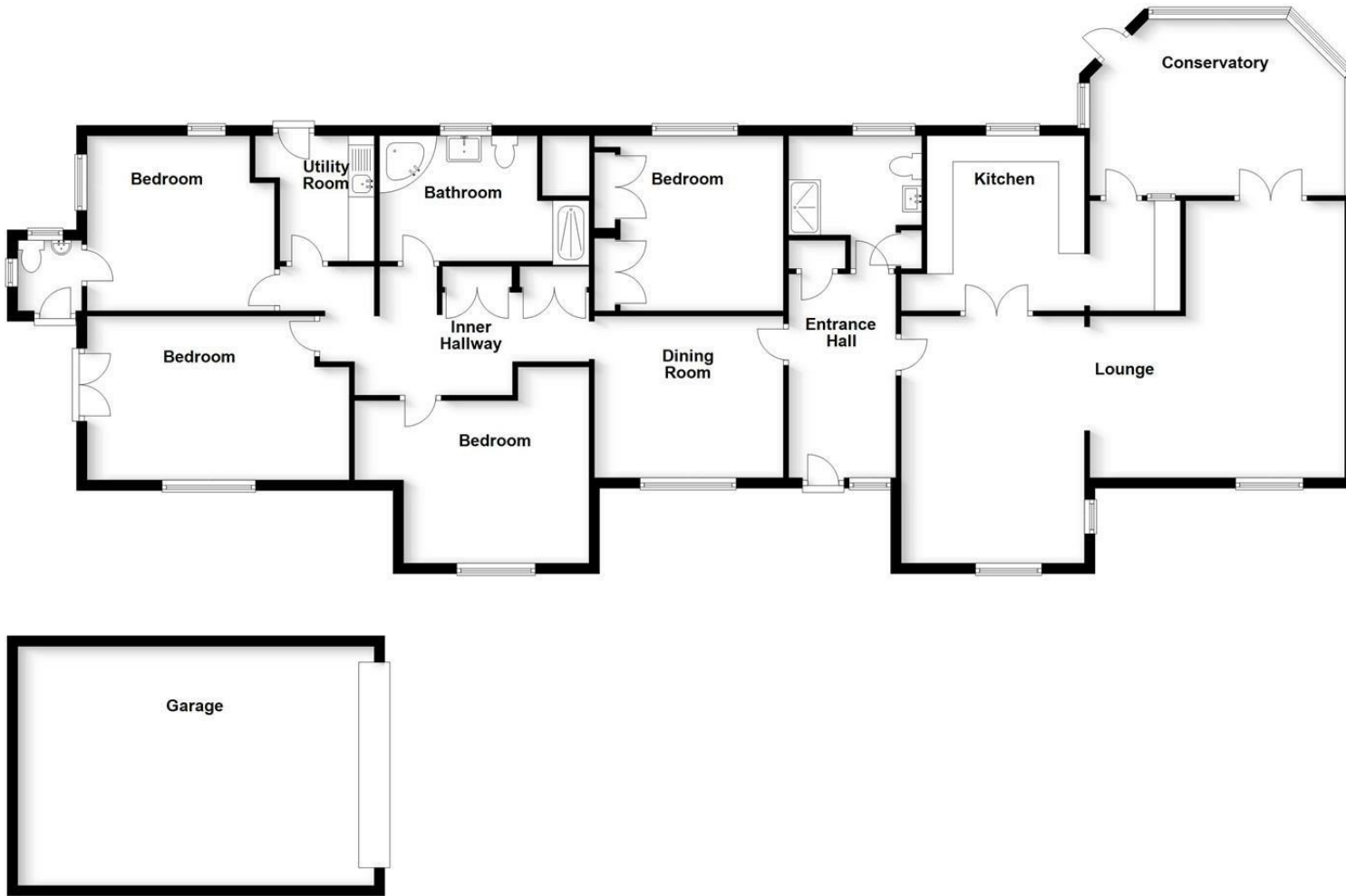








Ground Floor



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