



Boreham Village
Guide Price £2,000,000
8-bed former vicarage with adjoining cottage

Church Road

**DISTINGUISHED GEORGIAN VICARAGE WITH ADJOINING
TUDOR & ELIZABETHAN COTTAGE**

Occupying a magnificent position in the very heart of Boreham, The Old Vicarage is an exceptional Grade II Listed Georgian residence of remarkable beauty and historic significance. Adjoined by a charming Tudor and Elizabethan cottage, the property offers an outstanding blend of architectural heritage, character and versatility. Surrounded by wonderfully private, mature gardens, this impressive home enjoys a peaceful village setting whilst remaining within easy reach of highly regarded schools, local amenities and direct rail services into central London.

Approached via an elegant sweeping carriage driveway, The Old Vicarage immediately conveys the sense of arrival befitting such a distinguished country residence. Built in 1797 and extending to over 6,500 sq ft, the house displays all the grace, symmetry and proportion associated with the finest Georgian architecture. Carefully restored and lovingly maintained, the property retains an abundance of original features whilst seamlessly accommodating the requirements of modern family life. The result is a home of considerable warmth and refinement, where centuries of history sit comfortably alongside contemporary comforts.

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11 Duke Street
Essex CM1 1HL

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Floor Plans



Total area: approx. 610.8 sq. metres (6574.7 sq. feet)

FOR ILLUSTRATIVE PURPOSES ONLY. NOT TO SCALE
Whilst every attempt has been made to ensure the accuracy of the floor plan shown, all measurements, positioning, fixtures, features, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any error, omission, mis-statement or use of data shown.

Features

- Traditional residence and cottage
- Six bedrooms, three classical reception rooms
- Two double garages
- Substantial in-out carriage driveway
- Delightful landscaped parkland gardens
- Beautiful period main residence
- Separate two bedroom cottage
- Grade II listed with many period features
- Walking distance to primary and New Hall prep
- Easy access road and rail links (Beaulieu Park)

Tenure: Freehold

Council Tax: The Council tax for this property is band G with an annual amount of £3,371.40.

The Nitty Gritty

As an integral part of the community, we've gotten to know the best professionals for the job. If we recommend one to you, it will be in good faith that they'll make the process as smooth as can be. Please be aware that a small number of the parties we recommend (certainly not the majority) may on occasion pay us a referral fee up to £200. You are under no obligation to use a third party we have recommended.

Should you successfully have an offer accepted on a property of ours and proceed to purchase it there is an administration charge of £36 inc. VAT per person (non-refundable) to complete our Anti Money Laundering Identity checks.

