



Dove House, Hamlet Hill, Roydon, CM19 5JZ

A rarely available four-bedroom detached property occupying an exceptional gated plot of approximately 0.4 acres, offering privacy, generous frontage, extensive parking and significant scope to extend (STPP). Set back from the road behind secure gates, the property immediately impresses with its substantial frontage and well-maintained grounds. The accommodation extends to approximately 1,590 sq ft and is well presented throughout, while offering outstanding potential for enlargement or reconfiguration, subject to the necessary planning permissions. The ground floor is arranged around an impressive entrance hallway, there is a spacious lounge, separate dining room and an attractive fitted kitchen, complemented by a utility room and ground floor cloakroom/W.C. To the first floor are four well-proportioned bedrooms and a five-piece family bathroom/W.C. Externally, the plot is a defining feature. Extending to around 0.4 acres, it offers mature gardens and open space ideal for family living, entertaining or future development potential (stpp). The substantial brick-built outbuilding provides excellent versatility and is well suited to conversion into an annexe, games room, home office or studio (stpp). Located within the highly regarded village of Roydon, the property combines a semi-rural setting with strong connectivity. Roydon railway station (Stansted Express line) provides direct services to London Liverpool Street (approx. 30 minutes) and Cambridge (approx. 55 minutes). The M11, M25 and A10 are all within convenient reach.

Key features

- Approx. 0.4 acre gated plot
- Significant potential to extend (STPP)
- Spacious lounge and separate dining room
- Brick-built outbuilding (unfinished) ideal for annexe/games room (STPP)
- Four-bedroom detached house
- Impressive entrance hallway and landing
- Attractive fitted kitchen with utility room
- Extensive frontage with ample off-street parking

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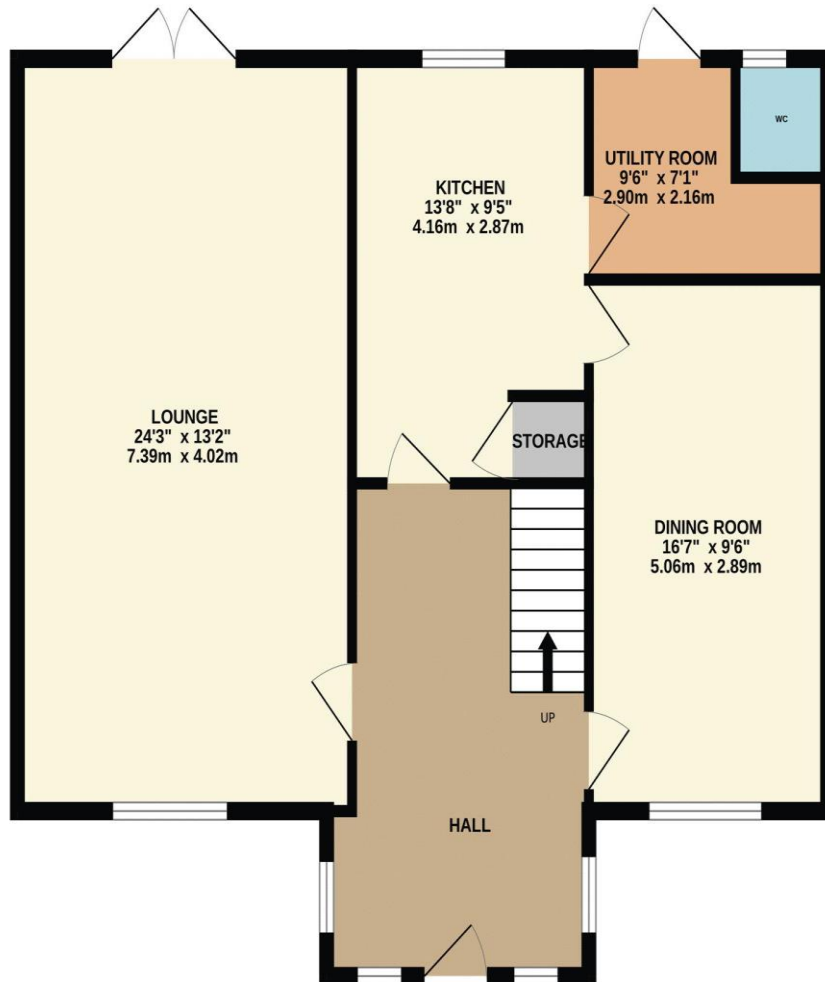
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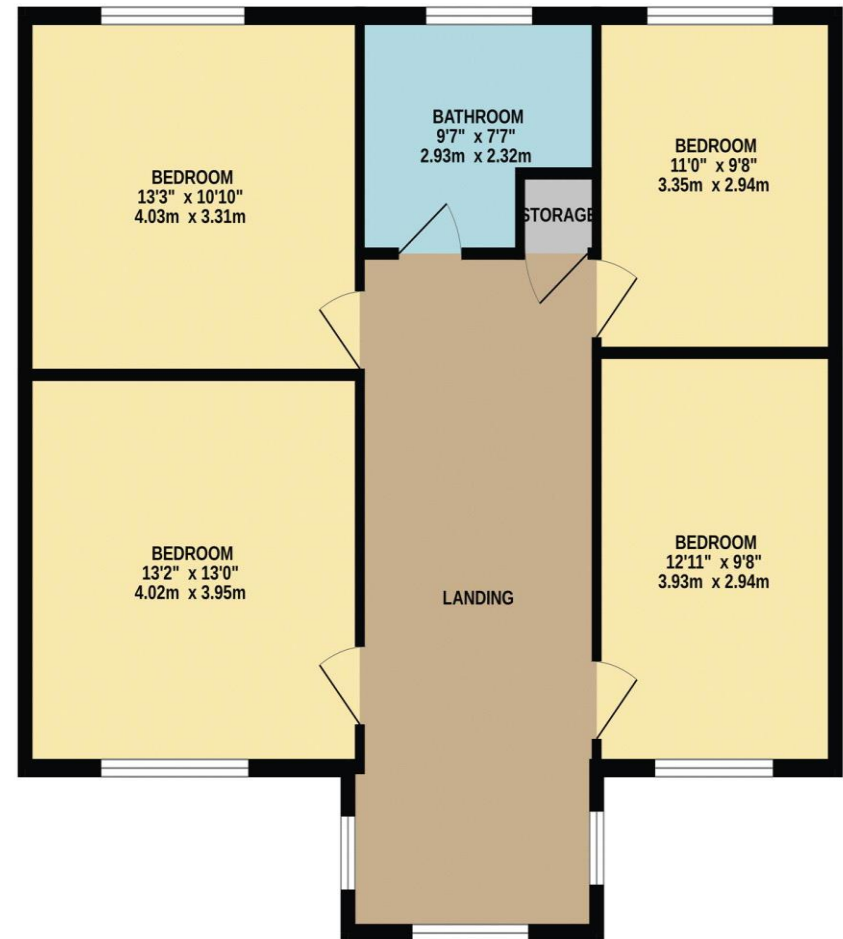




GROUND FLOOR
837 sq.ft. (77.8 sq.m.) approx.



1ST FLOOR
835 sq.ft. (77.5 sq.m.) approx.



TOTAL FLOOR AREA : 1672 sq.ft. (155.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Sat	9am to 5.00pm
Sun	Closed



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