



## Bartholomew Green

Chelmsford, CM3 1QG

**Guide Price £600,000**

Freehold  
Tax Band: E



A charming cottage within the idyllic hamlet of Bartholomew Green, offering a rare opportunity to enjoy village living at its most picturesque. Surrounded by open countryside and set within a close-knit rural community, the property combines period charm with a warm, welcoming atmosphere. The cottage is beautifully presented throughout, with character features that reflect its heritage, complemented by comfortable and well-proportioned living spaces. The ground floor provides an inviting layout ideal for both everyday living and entertaining, while upstairs accommodation offers peaceful retreats filled with natural light. Outside, the property enjoys a lovely garden space, perfect for relaxing, gardening, or al fresco dining, all while taking in the tranquil surroundings that define this sought-after hamlet. The setting is wonderfully quiet, yet remains conveniently positioned for access to nearby villages, local amenities, and transport links. Bartholomew Green is renowned for its rural charm, scenic walks, and sense of community, making this cottage an ideal choice for those seeking a slower pace of life without sacrificing connectivity. This enchanting home must be viewed to fully appreciate its character, setting, and lifestyle appeal.





# Bartholomew Green, Chelmsford, CM3 1QG

The accommodation, with approximate room sizes, is as follows:

## GROUND FLOOR ACCOMMODATION:

### ENTRANCE HALL:

Secure main entry door, radiator, original solid wood flooring with exposed beams. Opening to inner hall and kitchen.

### KITCHEN:

11'06 x 11'00 (3.51m x 3.35m)

Double glazed window to side aspect and Velux to front elevation, a series of matching base and wall units, edged oak work surfaces incorporating a single ceramic sink with central mixer tap, built-in oven, induction hob with extractor hood over, space for fridge/freezer, dishwasher and washing machine, walk-in larder cupboard, tiled flooring. Double doors to rear garden.

### INNER HALL:

Double glazed window to side aspect, stairs to first floor, under stairs storage cupboard, radiator, carpeted flooring and exposed beams.

### LOUNGE:

21'03 x 13'05 reducing to 10'09 (6.48m x 4.09m reducing to 3.28m)

Double glazed windows to front and rear aspects, central log burner with traditional brick surround, two radiators, carpeted flooring and exposed beams.

### SNUG / PLAYROOM:

12'04 x 10'08 (3.76m x 3.25m)

Double glazed window to side aspect, built-in storage cupboard, radiator, tiled flooring and smooth ceiling with sunken spotlights and exposed beams. Patio door to rear garden.

## FIRST FLOOR ACCOMMODATION:

### LANDING:

Double glazed window to side aspect, loft access, carpeted flooring and smooth coved ceiling.

### MASTER BEDROOM:

11'02 x 10'05 (3.40m x 3.18m)

Double glazed window to front aspect, two fitted wardrobes, radiator, carpeted flooring and exposed beams.

### BEDROOM TWO:

12'00 x 10'05 (3.66m x 3.18m)

Double glazed window to rear aspect, large built-in cupboard, radiator, carpeted flooring.

### BEDROOM THREE:

10'04 x 8'03 (3.15m x 2.51m)

Double glazed window to front aspect, radiator, carpeted flooring.

### FAMILY BATHROOM:

Double glazed window to rear aspect, enclosed and fully tiled corner shower unit, panelled corner bath with central mixer tap and shower attachment, low level WC, vanity wash hand basin with tiled splash back, two heated towel rails, storage cupboard, vinyl flooring and smooth coved ceiling.

### EXTERIOR:

### OFFICE / STUDIO:

19'11 x 9'10 (6.07m x 3.00m)

Timber built outbuilding, currently used as a salon with potential for home office, studio or gym etc, fully fitted with power and lighting, two wall-mounted air conditioning units, glazed windows across front aspect with views onto the garden.

### REAR GARDEN:

65' unoverlooked rear garden, enclosed by fencing and comprising raised decking area with access to built-in swimming pool (can be removed), patio area leading to remainder which is mainly laid to lawn with shrub borders, large Summer House, access to studio/home office and low picket fencing across the rear with wonderful panoramic countryside views, gated access to front and door to double garage.

### GARAGE, DRIVEWAY & PARKING:

Detached double garage fitted with power, lighting and electric up and over door. Plenty of potential to convert (STP). Driveway parking for 3-4 vehicles.

### AGENTS NOTES:

Council Tax Band: E

For further information regarding this property, please contact Hamilton Piers.



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All measurements are a guide only and, therefore, can be approximated in some cases. If purchasing, fixtures and fittings, apart from those mentioned in the particulars, are to be agreed with the seller. Some particulars, please note, may also be awaiting the seller's approval. If clarification or further information is required, please contact us.

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