



Little Meadows
Conduit Lane | Woodham Mortimer | CM9 6TZ

 FINE & COUNTRY









STEP INSIDE

OVERVIEW

A beautifully presented five-bedroom detached family home set within the desirable village of Woodham Mortimer, offering generous living space, a double garage, landscaped gardens, multiple reception rooms and a peaceful rural setting, all within easy reach of Maldon and excellent transport links.

STEP INSIDE

Welcome to Little Meadows, an impressive detached home that combines contemporary comfort with the charm of countryside living. Entering through the front door, a welcoming hallway creates an immediate sense of space and sets the tone for the accommodation beyond.

The lounge is a wonderfully bright and relaxing room, enhanced by French doors opening onto the garden and additional windows that draw natural light throughout the day. Thoughtfully fitted cabinetry provides both character and practical storage, while the generous proportions allow plenty of space for both everyday family life and entertaining.

The kitchen has been designed with functionality in mind, offering modern cabinetry, quality appliances and ample workspace. Positioned conveniently alongside the utility room, it provides a practical hub for busy households.

A separate dining room offers an elegant setting for family meals, celebrations and formal entertaining, while the study provides a quiet space ideal for home working, reading or managing day-to-day commitments. Completing the ground floor is a convenient cloakroom/WC.

The first floor is arranged around a spacious landing and offers five well-proportioned bedrooms. The principal bedroom benefits from fitted wardrobe space and a stylish en-suite shower room, creating a comfortable private retreat. A second bedroom also enjoys the luxury of its own en-suite facilities, making it ideal for guests or older family members.

Three further bedrooms offer flexible accommodation to suit a variety of lifestyles, whether used as family bedrooms, hobby rooms or additional workspace. A modern family bathroom serves the remaining bedrooms and completes the first-floor accommodation.



STEP OUTSIDE

OUTSIDE

The setting of Little Meadows is equally appealing, with attractive gardens and grounds that complement the home's rural surroundings.

To the front, a driveway provides ample parking for multiple vehicles and leads to the detached double garage. Currently utilised as a gym, the garage offers excellent versatility and could easily accommodate vehicles, storage or workshop space.

To the rear, the landscaped garden provides a private and peaceful outdoor environment. A paved terrace adjoins the house, creating an ideal space for outdoor dining and entertaining, while mature planting, established trees and carefully maintained lawns create a sense of seclusion and tranquillity. The seamless connection between the lounge and garden allows indoor and outdoor living to blend effortlessly throughout the warmer months.

For buyers seeking rural and farm living, Little Meadows enjoys the perfect balance of countryside charm and accessibility.

LOCATION

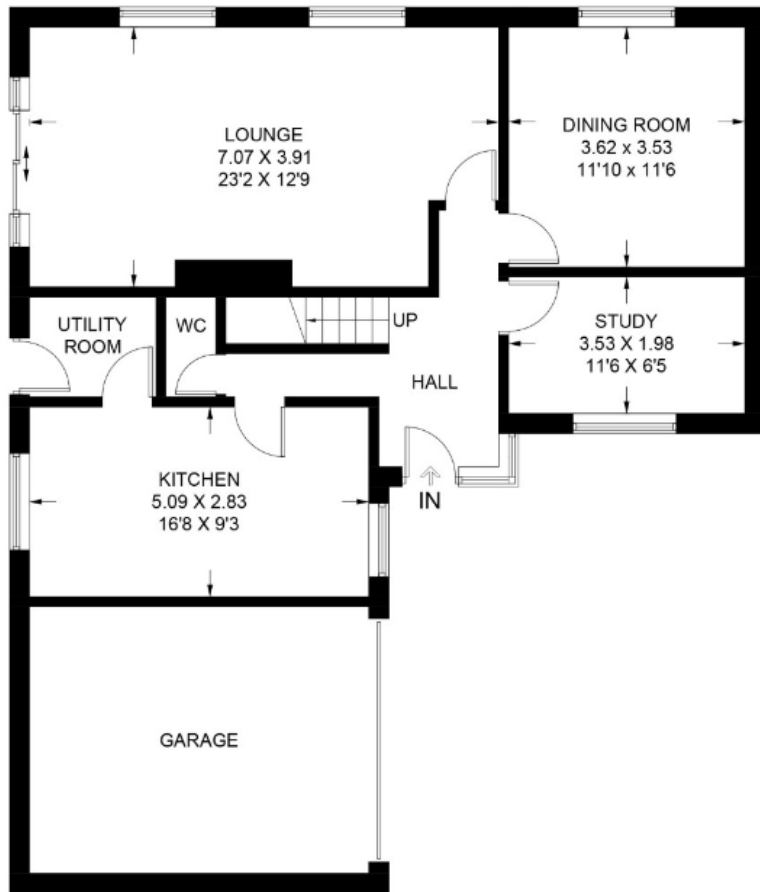
Little Meadows is situated in the sought-after village of Woodham Mortimer, the neighbouring town of Maldon offers an extensive range of amenities including supermarkets, independent shops, cafés, restaurants, healthcare facilities, leisure centres and the famous Promenade Park. The area is well known for its sailing heritage, riverside walks and vibrant community atmosphere.

For commuters, Chelmsford is within easy reach and provides regular rail services into London Liverpool Street, while convenient road connections link to the A12, M25 and wider Essex road network.

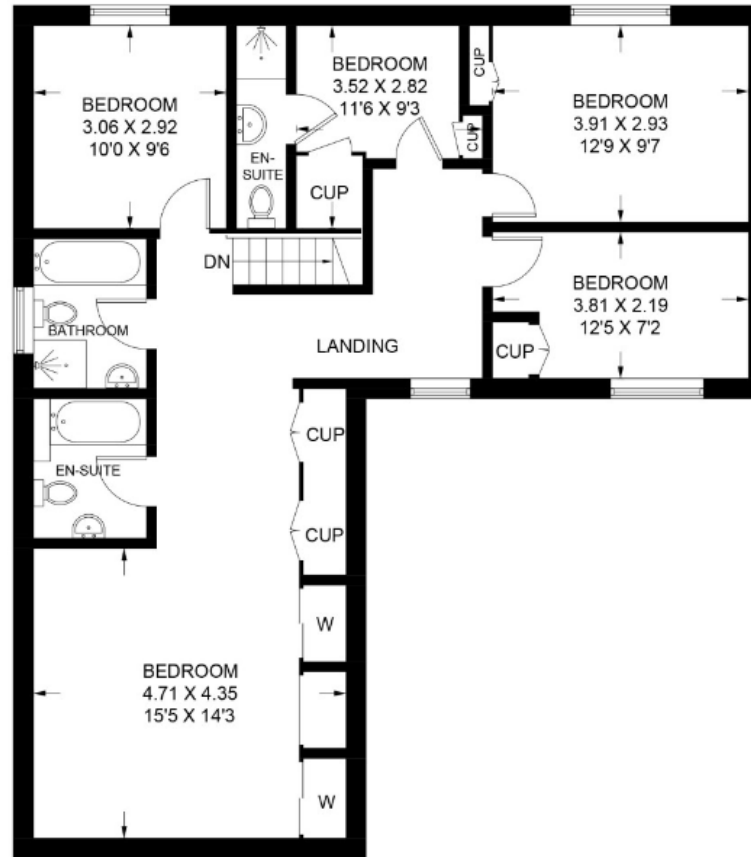
Families are well served by a selection of highly regarded schools. Local options include Woodham Mortimer Church of England Primary School, Plume Academy in Maldon and a number of well-regarded state schools throughout the surrounding area. Independent education is also available at New Hall School, Felsted School, Moulsham High School's associated educational catchments, and The Boswells School, with further private schooling options accessible in Chelmsford and the surrounding Essex area.

Little Meadows

Approximate Gross Internal Area = 167.8 sq m / 1806 sq ft
(Excluding Garage)



Ground Floor
78.4 sq m / 844 sq ft



First Floor
89.4 sq m / 962 sq ft

Illustration for identification purposes only,
measurements are approximate, not to scale.

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