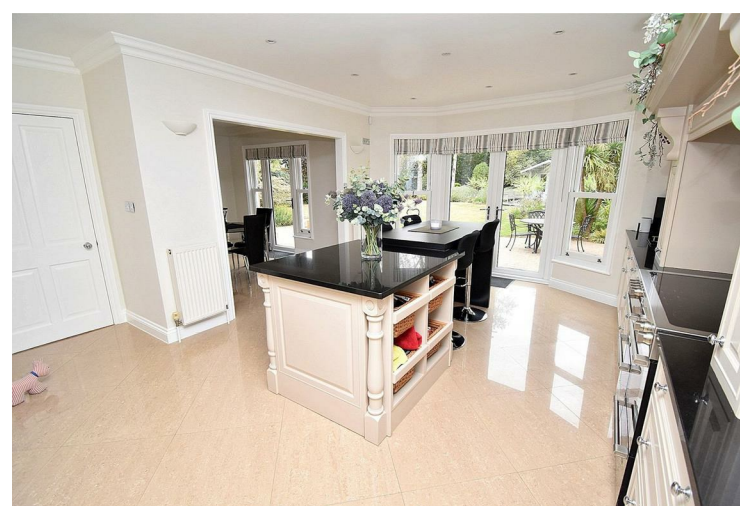




Hyde House Cherry Garden Lane, Danbury , Essex CM3 4QP
Guide price £1,500,000

Church & Hawes

Est.1977

Estate Agents, Valuers, Letting & Management Agents

GUIDE PRICE £1,500,000 - £1,600,000... LARGE ON THE OUTSIDE, EVEN MORE IMPRESSIVE WITHIN...

Occupying a generous plot of approximately one-third of an acre, this substantial detached residence offers around 4,000 sq. ft. of beautifully presented and exceptionally versatile accommodation, excluding the larger-than-average double garage and impressive multipurpose room above.

The property enjoys a desirable position along a sought-after leafy lane in the highly regarded village of Danbury. The village is renowned for its excellent state and independent schooling, with primary and preparatory schools nearby, together with convenient access to a selection of secondary schools.

A comprehensive range of local amenities is within walking distance, including doctors, dentists, supermarkets, restaurants, bistros and independent shops. Danbury is also celebrated for its beautiful countryside, commons, lakes and extensive woodland walks. Chelmsford city centre is readily accessible by car or bus and

SECOND FLOOR

Loft Room/ Bedroom Five 24'6" x 11'5" (7.48 x 3.50)
Size includes Ensuite

Ensuite

Bedroom Five 15'6" x 11'4" (4.74 x 3.47)

Study 20'3" x 10'7" (6.19 x 3.25)

Loft Room 16'7" x 10'9" (5.07 x 3.29)

Landing

FIRST FLOOR

Master Bedroom 21'5" x 15'6" mx (6.55 x 4.73 mx)

Dressing Room 10'1" x 7'5" (3.09 x 2.27)

Ensuite 10'1" x 6'4" (3.08 x 1.95)

Bedroom Two 13'11" x 12'11" mx (4.26 x 3.96 mx)

Ensuite 7'0" x 5'4" (2.15 x 1.64)

Bedroom Three 15'6" x 12'6" mx (4.74 x 3.83 mx)

Ensuite 8'11" x 3'2" (2.72 x 0.98)

Bedroom Four 15'7" x 10'1" (4.77 x 3.08)

Family Bathroom 9'0" x 8'0" (2.75 x 2.45)

Landing 25'9" x 8'10" (7.86 x 2.71)

GROUND FLOOR

Entrance Porch 9'1" x 5'6" (2.79 x 1.70)

Entrance Hall 19'8" x 11'5" (6.00 x 3.49)

Snug-Study 15'5" x 10'0" (4.71 x 3.06)

Ground Floor W.C 7'5" x 3'5" (2.28 x 1.06)

Dining Room 15'5" x 14'7" (4.71 x 4.47)

Lounge 22'9" x 15'5" (6.95 x 4.72)

Kitchen 18'9" x 13'1" (5.74 x 4.00)

Breakfast Room 11'6" x 10'1" (3.53 x 3.09)

Utility Room 9'1" x 8'1" (2.78 x 2.47)

EXTERIOR

Garage 16'6" x 14'9" (5.04 x 4.52)

Garage 16'6" x 14'9" (5.04 x 4.52)

First Floor Gym 24'9" x 16'6" (7.55 x 5.05)
With Shower Room

Agents Notes, Money Laundering & Referrals

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.

MONEY LAUNDERING REGULATIONS: Intending purchasers will be asked to produce identification documentation and we would ask for your co-operation in order that there is no delay in agreeing a sale.

REFERRALS: As an integral part of the community and over many years, we have got to know the best professionals for the job. If we recommend one to you, it will be in good faith that they will make the process as smooth as can be. Please be aware that a some of the parties that 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.

