





Little Ridings Lane

Ingatestone. CM4 0FR

Occupying an attractive position within a small, select development surrounded by Essex countryside, this substantial five-bedroom detached family home combines generous proportions with an exceptional contemporary finish. Constructed in 2020 and extending to approximately 2,820 sq ft, the property has subsequently been enhanced by the current owners to create an impressive and highly individual home. The setting is a real feature. Little Ridings Lane enjoys a distinctly rural feel, yet remains conveniently positioned for both Ingatestone and Chelmsford, making it particularly appealing for those looking for more space and countryside surroundings without sacrificing accessibility.

The property makes an immediate impression on arrival, with its handsome double-fronted red-brick façade, oak-framed entrance porch and generous driveway. An integral double garage provides further parking and useful storage. Inside, a spacious entrance hall sets the tone for the rest of the house. The ground floor offers an excellent balance of open-plan and separate living spaces, providing considerable flexibility for family life, entertaining and working from home.

The main living room is a particularly comfortable reception space, with a brick fireplace and wood-burning stove forming an attractive focal point and doors opening towards the garden. Across the hall, a separate sitting room has been finished as a stylish cinema/TV room with a striking upholstered media wall. There is also a dedicated home office, ideal for those needing a quieter workspace away from the principal living areas. At the heart of the house is the superb kitchen/dining room. Sleek contemporary cabinetry, extensive work surfaces and a substantial central island combine with a generous dining area to create a wonderfully sociable space. Large-format flooring, modern lighting and an understated palette give the room a crisp, high-quality finish, while a separate utility room provides additional practicality. One of the property's most distinctive features is the impressive games room and bar. Currently arranged with a pool table, fitted bar and atmospheric lighting, it creates a fantastic entertaining space and gives the house something genuinely different from many other modern family homes.

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Upstairs, the generous landing leads to five bedrooms, one of which is currently utilised as an exceptional fitted dressing room, with extensive bespoke wardrobes, shoe storage, drawers and dressing space. The principal bedroom is particularly impressive and is complemented by a beautifully appointed en-suite shower room. A second generous bedroom also benefits from its own en-suite, while the remaining bedrooms offer excellent accommodation for children, guests or additional home-working space. A contemporary family bathroom completes the first floor. The quality of presentation continues throughout the property, with bespoke upholstered feature walls, fitted cabinetry, plantation shutters, carefully selected flooring and sophisticated lighting all contributing to the polished finish.

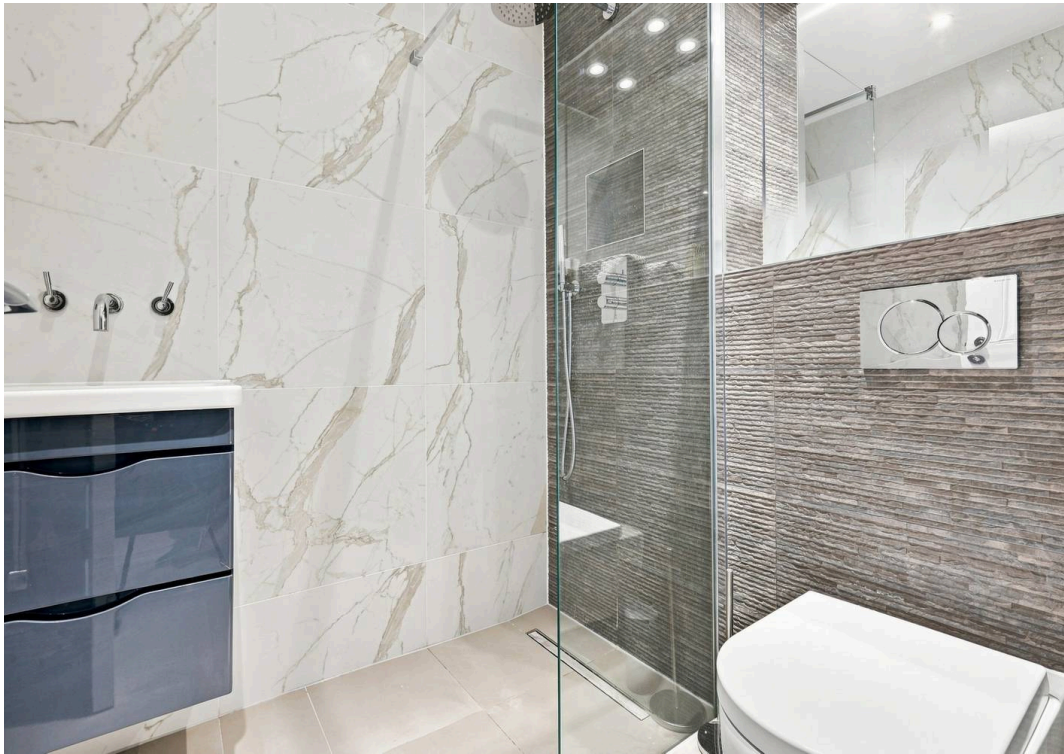
Outside, the landscaped rear garden has been created with outdoor living and entertaining in mind. A substantial terrace provides ample room for seating and dining, while the contemporary louvred pergola creates a superb covered entertaining area. Established planting and carefully maintained borders provide an attractive backdrop and a welcome sense of privacy.

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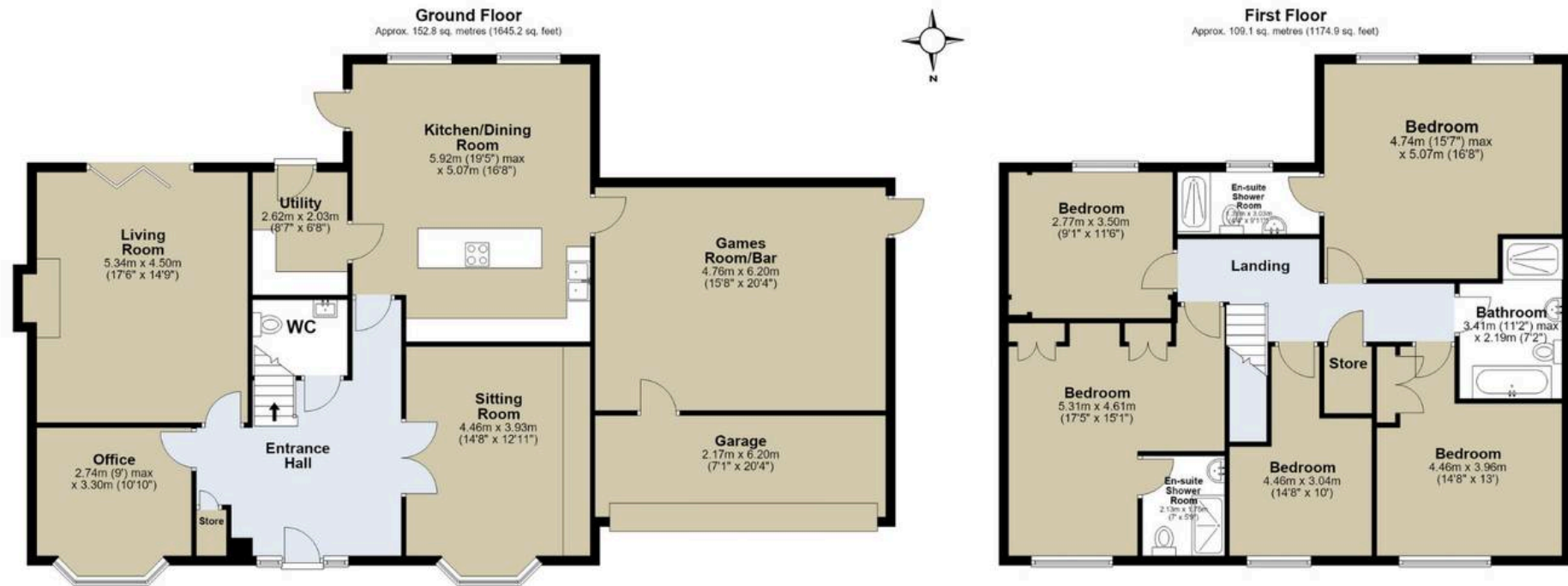






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