



**Church Lane, Braintree, CM7 5SQ**



**welcome to**

**Church Lane, Braintree**

**\*\* GUIDE PRICE £220,000 - £230,000 \*\*** A beautifully presented one-bedroom Grade II listed character cottage, situated in the highly sought-after village of Bocking. Offering a garage, off-road parking, charming period features, a log burner and communal gardens overlooking a picturesque river.



**Lounge**

12' 5" x 11' ( 3.78m x 3.35m )

**Kitchen**

6' 9" x 10' 9" ( 2.06m x 3.28m )

**First Floor Landing****Bedroom**

11' 3" x 11' ( 3.43m x 3.35m )

**Bathroom**

8' 7" x 5' 5" ( 2.62m x 1.65m )

**Mezzanine**

11' x 8' 8" ( 3.35m x 2.64m )

**Communal Gardens****Garage & Parking****Agent Note**

Due to the age of the property please note it is of timber frame construction.



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welcome to

## Church Lane, Braintree

- One Bedroom Mid-Terraced Character Cottage
- Sought After Village Location of Bocking
- Beautifully Presented Throughout
- Garage & Off-Road Parking
- Charming Period Features Throughout

Tenure: Freehold EPC Rating: F  
Council Tax Band: B

guide price

**£220,000 - £230,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
BTR110356 - 0002

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