



**Broad Street Green Road, Great Totham Maldon CM9 8NY**



**welcome to**

**Broad Street Green Road, Great Totham Maldon**

CONTEMPORARY HOME WITH STUNNING FARMLAND VIEWS this large detached family home is conveniently located on the outskirts of Great Totham and Heybridge, with CONVENIENT ACCESS TO WITHAM AND HATFIELD PEVEREL STATIONS, and boasts a GENEROUS FORECOURT DRIVEWAY AND DOUBLE LENGTH GARAGE.



## Entrance

Part glazed entrance door to :-

## Entrance Hall

Stairs rising to first floor with storage under, radiator, doors to :-

## Study

11' 10" max x 9' 5" ( 3.61m max x 2.87m )

Double glazed UPVC bow window to front, fitted cupboards, part glazed door to side accessing side passage to front and rear of property, radiator.

## Playroom

12' 10" x 9' 7" ( 3.91m x 2.92m )

Double glazed UPVC bow window to front, radiator.

## Lounge

18' 7" x 11' 9" max ( 5.66m x 3.58m max )

Double glazed UPVC window to rear overlooking the garden, radiator.

## Kitchen Diner

27' 1" x 11' 7" max ( 8.26m x 3.53m max )

Part vaulted ceiling, bi-fold doors to side and rear opening onto the garden and offering views of farmland beyond. Contemporary fitted kitchen comprising double butler sink set in quartz topped island breakfast bar with range of cupboards and drawers below. Further quartz work surfaces with matching upstands and range of eye and base level units, three built in Neff ovens, separate induction hob with extractor over, further integrated appliances, large larder corner cupboard.

## Cloakroom

Double glazed UPVC window to side, white suite comprising low level WC and wall mounted basin, part tiled walls, heated towel rail.

## First Floor

### Landing

Airing cupboard, doors to :-

### Bedroom One

13' 5" plus recess x 11' 3" ( 4.09m plus recess x 3.43m )

Double glazed UPVC window to front, radiator, door to :-

### Walk-In Wardrobe/En Suite

7' 7" x 6' 3" ( 2.31m x 1.91m )

Double glazed UPVC window to side, plumbing in place ready to fit an En Suite.

### Bedroom Two

13' 5" x 12' 6" ( 4.09m x 3.81m )

Double glazed UPVC windows to front, fitted wardrobes, radiator.

### Bedroom Three

12' 7" x 9' 2" ( 3.84m x 2.79m )

Double glazed UPVC window to rear overlooking garden and farmland beyond, radiator.

### Bedroom Four

9' 5" x 9' ( 2.87m x 2.74m )

Double glazed UPVC window to rear overlooking the garden and farmland beyond, radiator.

### Bathroom

12' 9" x 5' 11" max ( 3.89m x 1.80m max )

Double glazed UPVC window to rear, contemporary white suite comprising panel bath with shower over, low level WC and wall mounted basin, part tiled walls.

## Outside

### Front

Shingle forecourt driveway, retained by low brick wall and iron railings, providing off road parking for several vehicles leading to the garage. Gated side access to :-

### Rear Garden

Measuring in excess of 90 ft, predominantly laid to lawn with large patio seating area and mature flower and shrub borders, open to farmland at the rear. Wooden shed to remain.

### Tandem Garage

Double length garage with up and over door, power, light and door to garden.



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welcome to

## Broad Street Green Road, Great Totham Maldon

- Four Double Bedrooms
- Lounge, Separate Playroom and Study
- Stylish 27 ft Modern Kitchen Diner
- 90 ft Rear Garden Backing onto Fields
- Over 1700 Sq Ft of Accommodation

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: F

# £700,000



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
MLN104866 - 0002

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