

Abbey Fields, East Hanningfield, Chelmsford CM3 8XD

Price £550,000

Church & Hawes

Est.1977

Estate Agents, Valuers, Letting & Management Agents

www.churchandhawes.com
58 Main Road, Danbury, Essex, CM3 4NG
Tel: 01245 225853
danbury@churchandhawes.com

Church & Hawes
Est.1977
Estate Agents, Valuers, Letting & Management Agents

Discreetly located in East Hanningfield you have the rare opportunity to see this exquisite Victorian apartment offers a unique blend of historical charm and modern convenience. Spanning an impressive 1,532 square feet, this ground floor residence boasts two spacious bedrooms and two well-appointed bathrooms, making it an ideal choice for those seeking comfortable living.

Originally a former rectory, the property has been thoughtfully converted into a select number of grand apartments, each showcasing stunning period features. The large windows and high ceilings create an airy atmosphere, allowing natural light to flood the living spaces. The lateral layout of the apartment ensures that you can enjoy single-level accommodation without compromising on space or comfort.

One of the standout features of this apartment is the private patios, accessible from every room. This seamless connection to the outdoors invites you to step straight out onto the extensive grounds, where you can unwind by the small lake or take in the beauty of the established trees that surround the property.

In addition to its remarkable living space, the apartment comes with allocated parking and a garage, providing convenience and peace of mind. This property is perfect for those who appreciate the elegance of Victorian architecture while enjoying the benefits of modern living. Whether you are looking for a serene retreat or a vibrant community, this apartment in Abbey Fields is sure to impress.







Lobby

Grand Hall

Lounge 24'0" x 15'11" (7.32 x 4.87)

Kitchen/Diner 18'9" x 11'10" (5.73 x 3.62)

Master Bedroom 24'0" x 12'6" (7.32 x 3.82)

En Suite

Bedroom 2 14'1" x 15'5" (4.31 x 4.70)

Bathroom/Utility

Garage 16'5" x 8'2" (5.02 x 2.51)

Agents Notes, Money Laundering & Referrals
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.

Some photographs may have been digitally enhanced using AI for illustrative purposes. These images are intended to help prospective purchasers visualise the property and should not be relied upon as an exact representation of its current appearance or condition. No structural alterations are intended to be depicted. Purchasers should satisfy themselves as to the property's condition and features during their viewing.

MONEY LAUNDERING REGULATIONS (AML) and FINANCIAL SANCTION REGULATIONS:

In accordance with UK Anti-Money Laundering regulations, Church & Hawes are legally required to verify the identity of all purchasers before a property transaction can proceed. Church & Hawes use an online digital identification verification and compliance platform to carry out these important checks on our/your behalf.

A verification fee payable in advance of £40 per person (including VAT) will apply.

These checks must be completed and successfully verified before we are able to progress with the purchase.

Buyers will also be required to complete an Anti Money Laundering Source/Proof of Funds & Buyer Story Questionnaire

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.









APPROX INTERNAL FLOOR AREA
(ENCLUDING GARAGE)
142 SQ M 1552 SQ FT

This plan is for layout guidance only and is
NOT TO SCALE
Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.
Copyright Period Homes



