



6 Quicksie Hill, Arkesden
CB11 4HE



ARKWRIGHT & CO
RESIDENTIAL & COMMERCIAL AGENTS

6 Quicksie Hill

Arkesden | Essex | CB11 4HE

Guide Price £650,000

- A significantly enlarged and beautifully presented semi-detached residence, thoughtfully modernised by the current owners to create a spacious and light-filled home
- At the heart of the property is a magnificent kitchen/dining/family room with bi-fold doors that offer a seamless connection to the rear terrace
- A well-proportioned principal sitting room with a charming bay window and feature fireplace, alongside a dedicated front-facing study ideal for home working
- Four generous bedrooms and two contemporary bathrooms
- Occupying an enviable south-facing plot with a substantial timber deck for alfresco entertaining, overlooking lawns that back directly onto rolling open countryside
- Perfectly positioned on the edge of the quintessential village of Arkesden, benefitting from private off-road parking and offered for sale with no onward chain

The Property

An attractive and significantly enlarged four bedroom, two bathroom semi-detached family home, occupying a prominent position within this highly regarded and sought-after enclave. Ideally situated on the edge of the quintessential village of Arkesden, the property is enveloped by stunning open countryside, offering a truly idyllic rural setting. No upward chain.

The Setting

Arkesden is widely regarded as one of North West Essex's most picturesque and sought-after villages, characterized by its winding lanes, meandering stream, and a wealth of historic thatched cottages. At the heart of this vibrant community is the highly regarded Axe & Compasses public house and restaurant, alongside a focal village hall, the Millennium Field with its children's play area, and the 14th-century Church of St Mary the Virgin. While the village offers a peaceful, rural lifestyle, it is exceptionally well-connected for the modern commuter; the historic market town of Saffron Walden is just 5 miles distant, offering a diverse range of independent shops, cafes, and supermarkets. For travel further afield, Audley End mainline station is approximately 3 miles away, providing regular direct services to London Liverpool Street in around 55 minutes and Cambridge in approximately 20 minutes, while access to the M11 (J8) and Stansted Airport is within a convenient 12-mile drive.

The Accommodation

The ground floor offers an exceptional balance of open-plan sociability and quiet, dedicated workspaces, all finished with a neutral, contemporary palette and high-quality materials. A welcoming entrance hall leads to a peaceful front-facing study and





a convenient guest cloakroom, while the principal sitting room features a charming bay window and a traditional feature fireplace. The heart of the home is the impressive kitchen/breakfast room, boasting classic shaker-style cabinetry, warm wood work surfaces, and a substantial central island, which flows seamlessly into a generous dining area ideal for formal entertaining. To the rear, a light-filled family room serves as a versatile secondary lounge, featuring dual-aspect views and bi-fold doors that open directly onto the garden terrace. Completing the ground floor is a practical, tucked-away utility area that provides additional storage and laundry facilities.

On the first floor, a spacious landing leads to four well-proportioned bedrooms and a contemporary family bathroom, all offering wonderful, elevated views of the surrounding countryside. The principal suite is a particular highlight, featuring a generous double bedroom with extensive built-in wardrobes and en-suite which exudes classic charm with its elegant claw-foot roll-top bath, separate glass-enclosed shower cubicle, and traditional pedestal washbasin, all finished with high-quality tiling and modern fixtures. Two further spacious double bedrooms offer ample room for furnishings, while the fourth bedroom provides a versatile space currently utilized as a home gym. Serving these rooms is a beautifully appointed family bathroom, a stylish en-suite bathroom equipped with a full-size bath and overhead shower.



Outside

The property is elegantly set back from the road behind a charming communal green, with a private front garden enclosed by traditional picket fencing and a central pathway leading to the front door. To the rear, the beautifully maintained gardens are predominantly laid to lawn and feature a substantial timber deck that wraps around the rear and side of the house, offering a superb space for alfresco entertaining while taking full advantage of the enviable southerly aspect. Furthermore, a pedestrian gate provides convenient access from the garden to a private, block-paved parking area at the rear, offering ample space for two to three vehicles.

Services

Mains electric, water and drainage are connected. Electric heating. Ultrafast broadband is available and mobile signal is likely.

Tenure – Freehold

Property Type – Semi - detached

Property Construction – Standard Construction

Local Authority – Uttlesford District Council

Council Tax– D

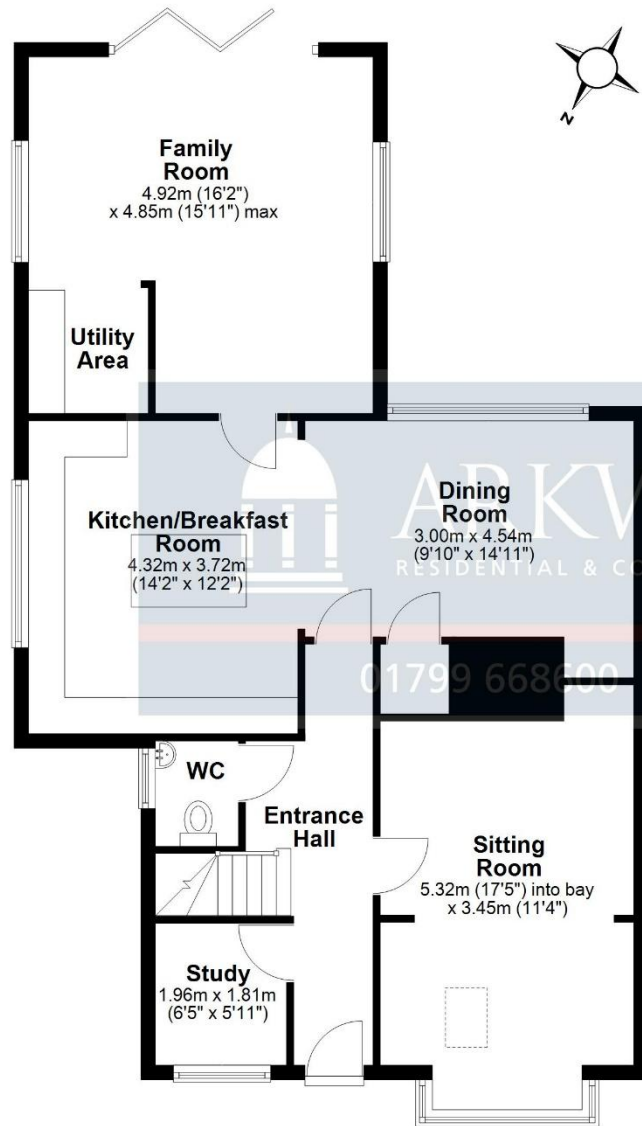






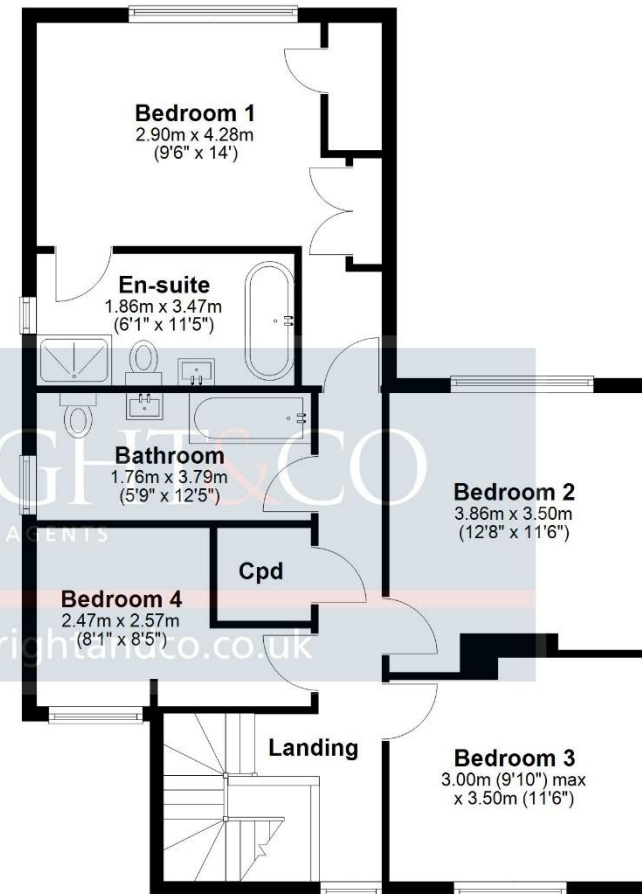
Ground Floor

Approx. 91.2 sq. metres (981.4 sq. feet)



First Floor

Approx. 76.7 sq. metres (825.2 sq. feet)



Total area: approx. 167.8 sq. metres (1806.6 sq. feet)

Agents Notes: All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure.



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