



MEACOCK & JONES

5 Bedrooms

House - Detached

Located in Hutton

**Offers Over
£1,750,000**



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140 Hanging Hill Lane Hutton

Brentwood | | CM13 2HG



An exceptional five bedroom detached family home, occupying a plot of 0.28 acre positioned on the sought-after borders of Hutton Mount. The property is ideally located 1.1 miles from Shenfield mainline station and shopping Broadway and located close to highly regarded schools including St. Martins School.

This beautiful contemporary home makes an immediate statement with its spacious entrance hall and elegant central staircase. A state-of-the-art PIRNAR fingerprint front door, Lutron smart lighting, underfloor heating to the ground floor and air conditioning to four bedrooms deliver effortless modern luxury. At its heart is a stunning open-plan kitchen/dining room finished to an outstanding specification, it features contemporary cabinetry, premium work surfaces and a striking central island with breakfast bar. Bi-fold doors flood the space with natural light and open seamlessly onto the garden. The ground floor also offers a generous size living room, dedicated cinema room, study/home office, utility room, downstairs WC and integral access to the double garage.

Upstairs, a galleried landing with vaulted ceiling leads to the five beautifully proportioned bedrooms. The principal suite boasts a vaulted ceiling, dressing room and luxurious en-suite. A second bedroom benefits from its own en-suite, while the remaining bedrooms are served by a stylish family bathroom.

Externally, the property features a generous patio, perfect for outdoor entertaining. To the rear substantial outbuildings offer excellent versatility, currently configured as a gym, sauna, and a living area with kitchenette and bathroom. Ideal as a guest suite, home office, leisure complex or independent annexe (subject to the necessary



140 Hanging Hill Lane

Offers Over £1,750,000 Freehold

- Superb Five Bedroom Detached Home
- Dressing Room to Principal Bedroom
- Outstanding Open Plan Kitchen/Dining Room
- Study/Home Office
- 1.1 Miles from Shenfield Mainline Railway Station and Broadway
- Two-ensuite Bathrooms
- Well Proportioned Living Room
- Cinema Room
- 4029 Sq ft. Superb Family Accommodation
- Beautifully Presented Throughout



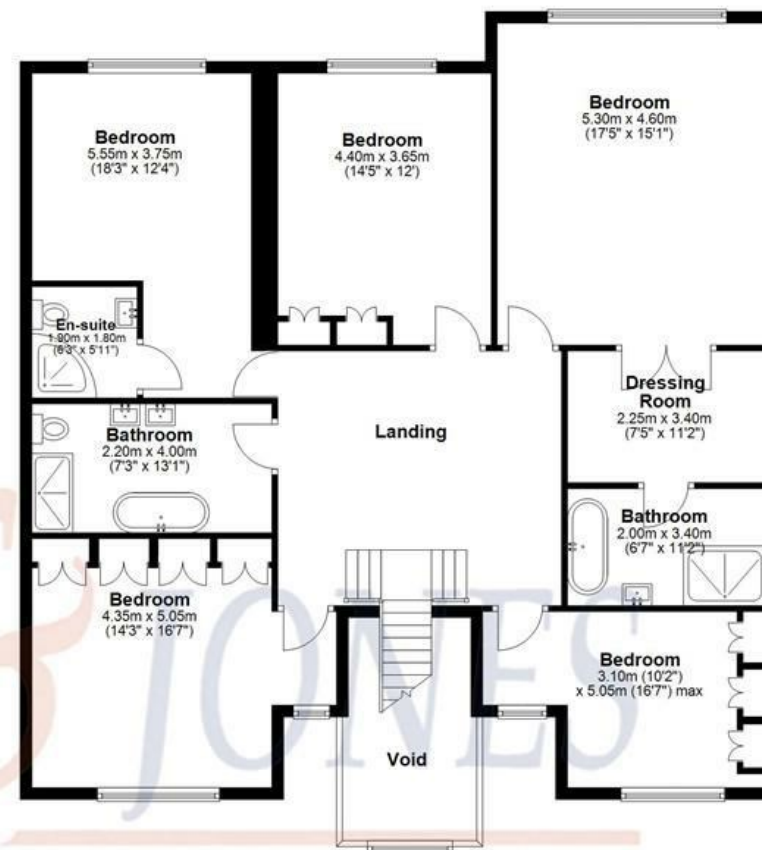




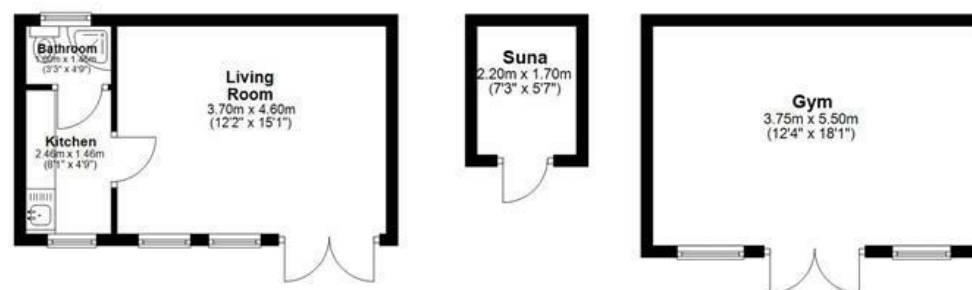
Ground Floor



First Floor



Outbuilding



Total area: approx. 374.4 sq. metres (4029.5 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.

Plan produced using PlanUp.

Hanging Hill Lane

Accommodation Comprises of:-

Entrance Hall

Study

12'4 x 11'8

Cinema Room

14'9 x 11'8

Kitchen/Dining Room

16'1 x 25'9

Utility Room

7'10 x 15'5

Ground Floor Cloakroom

Living Room

16'5 x 15'1

First Floor Landing

Bedroom One

17'5 x 15'1

Dressing Room

7'5 x 11'2

En-suite Bathroom

6'7 x 11'2

Bedroom Two

18'3 x 12'4

En-suite Shower Room

6'3 x 5'11

Bedroom Three

14'5 x 12'

Bedroom Four

14'3 x 16'7

Bedroom Five

10'2 x 16'7 max

Family Bathroom

7'3 x 13'1

Externally

Rear Garden

Detached Outbuildings/Potential Annexe

Gym

12'4 x 18'1

Sauna

7'3 x 5'7

Living Room

12'2 x 15'1

Kitchenette

8'5 x 4'9

Bathroom

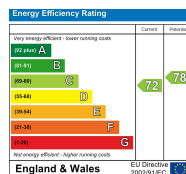
8'5 x 4'9

Garden Swim Spa

Front Garden

Double Garage

21'8 x 15'5



Council Tax Band: G

Local Authority:

Whilst care has been exercised in the preparation of these particulars, statements about the property must not be relied upon as representations or statements of fact. Prospective purchasers must make and rely upon their own enquiries and those of their professional representatives. All measurements, areas and distances given are approximate. We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify they are in working order. Any fixtures or fittings detailed in these particulars are not necessarily included in the sale price and Meacock & Jones and their staff accept no liability for any errors contained therein.

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