



An attractive and well-presented home found in the peaceful lanes of Little Baddow, only a short drive from Chelmsford. With three well-proportioned reception rooms, a beautiful kitchen/living room and around three quarters of an acre of private gardens.

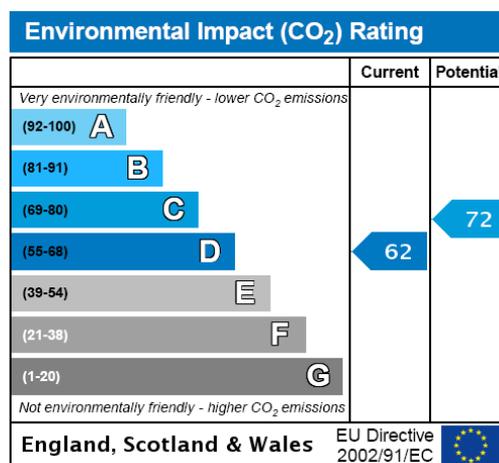
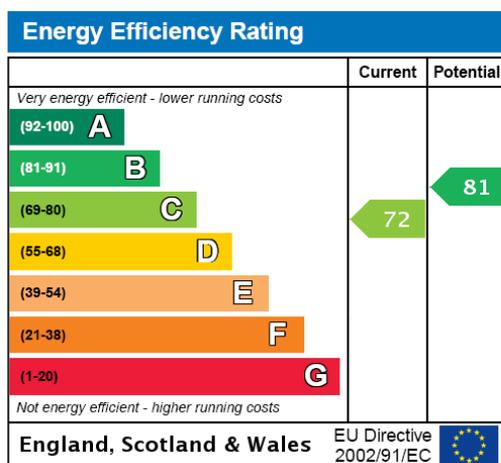


The Spindle, Little Baddow
 Approx. Gross Internal Floor Area - 3783 sq ft / 352 sq m
 Outbuildings - 866 sq ft / 81 sq m

For identification purposes only. Not to scale. Copyright © Bloomfield Grey 2017



These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.



The House

This attractive property provides 3783 square feet of living space on two levels, with all the principal rooms being dual aspect and most having a southerly outlook over the garden. This arrangement combines with tasteful décor and oak floors to create a superbly balanced family home which is ready to be enjoyed. The original house dates from the 1930's although it was extended in 2011 by our clients.

As the floorplan illustrates the ground floor is made up of six principal rooms. Both the sitting room and the dining room have bay windows and open fires, there is a large study which could be used as a playroom if preferred and these all stem from a large and impressive reception hall. At the rear of the house there is a large family room which is an ideal reception room for teenagers, particularly as it has a spiral staircase leading to a media/movie room.

The kitchen is extremely well designed and appointed and enjoys direct access to, and views over the patio and rear garden. It takes light from a glass roof and has bespoke units and an island under granite surfaces. It is fitted with all the appliances you would expect including a wine fridge. Other ground floor accommodation includes a service/boiler room, a WC, and a laundry.

There are five double bedrooms on the first floor. The master suite has a fabulous view over the garden and includes a walk-through dressing room and a beautifully finished en-suite with his-and-her's basins and a large shower. There is a guest suite with its own shower room and the three remaining rooms share a large and well-appointed family bathroom which includes an inset mirror TV.

The Grounds & Outbuildings

The house is in an elevated position at the back of a plot that measures 0.7 of an acre. This means it is set back from Bassetts Lane and that it enjoys a 40-metre outlook over a large area of lawn from many of the rooms in the house.

The grounds commence with a large shingled parking and turning area behind bespoke electric wooden gates. This has access to a tractor shed and a triple-bay cart lodge with a 33-foot room above that is currently used for storage but has potential for other uses.

The substantial lawn provides an ideal backdrop for the house and is secured for children and pets by a mix of post and rail fencing and well-kept hedges. It includes a variety of trees including copper beech and silver birch. There is a small stable block, a number of raised beds and a natural stone terrace that runs the width of the house (and faces south).

The Location

3A | MANNINGTREE ROAD | DEDHAM | CO7 6BL
 Tel: 01206 911 366
 E-mail: contact@bloomfieldgrey.co.uk

The house is brilliantly located on Bassetts Lane, a rural road with little in the way of passing traffic in the sought-after village of Little Baddow. The City of Chelmsford is around eight miles to the west and the A12 can be reached in both directions in around ten minutes by car.

The house is with easy reach on foot of two golf courses and the river Chelmer plus there are many hundreds of acres of local woodland for walking.

For City-of-London commuters the property is well positioned for access to Chelmsford station (eight miles) where a direct service runs to London Liverpool Street with a journey time of around 45 minutes.

Points to note

We understand the property is connected to mains water and electric. The house has a private sewerage plus an oil-fired heating system. It is registered with Maldon District Council as council tax band G. EPC rating C.

Before booking a viewing of any Bloomfield Grey instruction, we suggest that buyers view its full online details including the street-view representation, the site map, the satellite view and the floor plan. If you have any questions, then please contact Bloomfield Grey.

These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.