



The Barns, Stortford Road, Little Canfield, Essex

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The Barns

Stortford Road, Little Canfield, Dunmow, Essex, CM6 1SL

A detached unlisted 5-bedroom barn conversion located near to a popular market town and local amenities

Little Canfield 1.8 miles, Great Dunmow 2 miles, Stansted Airport and mainline station 4.9 miles (London Liverpool Street 46 minutes), M11 (Jct. 8) 6.6 miles, central London 42.9 miles

Reception hall | Family room | Dining room
Reception room 1 | Kitchen | Storeroom
Cloakroom/shower room | Principal bedroom with dressing room | 4 Further bedrooms
Family bathroom

Garden | Carport | Barn | approx. 1 acre plot
EPC Rating G

The property

The Barns is an attractive part-weatherboarded family home offering more than 2,600 sq. ft. of characterful accommodation arranged over two floors. While in need of some cosmetic modernisation, the property offers the prospective purchaser an ideal opportunity to create a stunning family home with period features including some leaded glazing, exposed beams and original fireplaces.

The ground floor accommodation flows from a welcoming through reception hall with flagstone flooring, a useful cloakroom/shower room and storeroom. It includes an interconnecting suite of rooms comprising a vaulted 27 ft. living room with feature exposed brick open fireplace, a 25 ft. reception room with patio doors to the courtyard garden, and generous dining room. The wood-lined kitchen has quarry-

tilled flooring, a range of wall and base units, integrated appliances, space for a good-sized table and a door to the garden. The ground floor is completed by a bedroom wing providing two good sized bedrooms.

On the first floor the property provides a generous dual aspect principal bedroom with dressing room, two further well-proportioned bedrooms and a family bathroom.

Outside

The property is approached over a tarmac driveway offering private parking and giving access to an integral carport and to a detached weatherboarded barn, suitable for a variety of uses. A front aspect courtyard garden, accessible from the hall and large reception room, provides an ideal family and entertaining space, as does the generous part-walled rear garden which is laid mainly to level lawn interspersed with mature shrubs and features a summer house and paved terrace, the whole screened by mature trees.

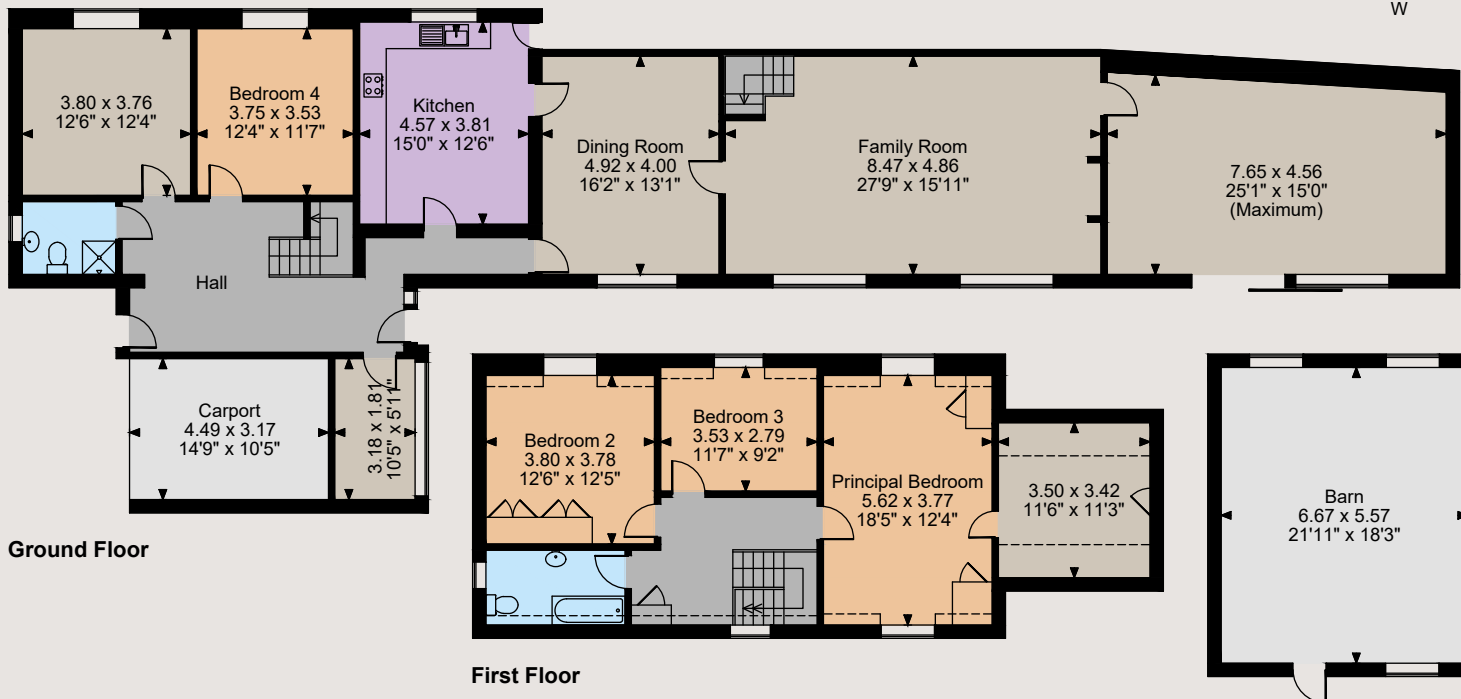
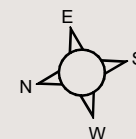
Location

Set near to the A120 and benefitting from a village public house, the small village of Little Canfield sits near to the popular market town of Great Dunmow and its thriving high street with a wide range of independent shops, cafés, restaurants, public houses, leisure facilities, popular weekly market and primary school. Ideal for the commuter, the property enjoys easy access via the A120 to the M11 and the national motorway network and Stansted Airport which provides excellent rail links to London Liverpool Street in around 45 minutes together with frequent national and international flights. The area offers a good selection of independent schools including Felsted, Howe Green House, Bishop's Stortford College, Saint Nicholas, New Hall, St. Anne's Prep and St. Cedd's.





Floorplans
 Main House internal area 2,626 sq ft (244 sq m)
 Carport internal area 154 sq ft (14 sq m)
 Barn internal area 400 sq ft (37 sq m)
 Total internal area 3,180 sq ft (295 sq m)
 For identification purposes only.



Ground Floor

First Floor

The position & size of doors, windows, appliances and other features are approximate only.

□ □ □ □ Denotes restricted head height

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Directions

Head north out of Chelmsford on Essex Regiment Way (A131). At Sheepcotes Roundabout take the 2nd exit then after 6.6 miles at the roundabout take the 1st exit onto the A120 slip road signposted M11/Stansted Airport. Merge onto A120, after 2 miles take the B1256 exit signposted Takeley, then at the roundabout take the 1st exit onto B1256. Turn left onto Stortford Road and after 0.1 mile the property can be found on the left.

Agents note: the vendor of this property is a relative of an employee of Strutt & Parker.

General

Local Authority: Uttlesford

Services: Mains electricity and water. Oil central heating. Private drainage. We understand that the private drainage at this property may not comply with the relevant regulations. Further information is being sought.

Council Tax: G

Tenure: Freehold

Guide Price: £800,000

Chelmsford

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