



**Birch Lane**  
**Stock Essex CM4 9NA**  
**Guide Price £1,150,000 - £1,200,000**

## Birch Lane, Stock, Essex CM4 9NA

GUIDE PRICE £1,150,000 - £1,200,000

Ideally located in a quiet no through road position, only a stones throw from the picturesque village green and a short stroll to the centre of the highly sought after village of Stock. This home has been thoughtfully refurbished and designed to accommodate family living, working from home and family entertaining. Set well back from the road with a driveway able to accommodate at least four cars plus an integral garage. Arranged over two floors the home also benefits from a complementary good size garden with detached home office/gym. To the ground floor there is a large reception hallway, perfect for an additional study area and opening to the laundry/utility room, cloakroom and integral garage.

To the front of the home is a spacious family room an ideal third reception. The centre of the home as always is the kitchen/breakfast room leading through to the Orangery, fully underfloor heated and offering excellent family space, bathed in light and fully versatile. The kitchen/breakfast room has a range of fitted soft grey kitchen cabinetry, with contrasting granite worksurfaces/upstand and natural stone tiled flooring which continues through to the Orangery, as well as having a range of integrated high quality appliances. The ground floor is completed by the lounge/sitting room, with feature fireplace and doors opening on to the Orangery, continuing the flow of the ground floor.

To the first floor, there are four larger than average double bedrooms, as with the entire home decorated in pleasant muted tones and again light filled as well as offering fitted clothes storage. The principal room overlooks the rear garden and has a modern, high quality four piece suite with double walk in shower and complemented by contemporary tiling. The family bathroom sits centrally and again has been fitted with a high quality four piece suite.

To the exterior the gardens being unoverlooked and of excellent size to perfectly complement the home, commencing with a natural stone style paved patio which wraps around the home, ideal for outdoor dining and entertaining. A large central lawn is bordered by both mature hedging and a range of evergreen shrubs and perennials which leads the eye to the detached outbuilding/home office/gymnasium. Thoughtfully fitted with power, lighting and air conditioning which also provides heating. A wonderful family home which echoes the much requested requirements of many families. To fully appreciate both the size and level of accommodation on offer, please call Tania to arrange a professional accompanied viewing at your earliest convenience.



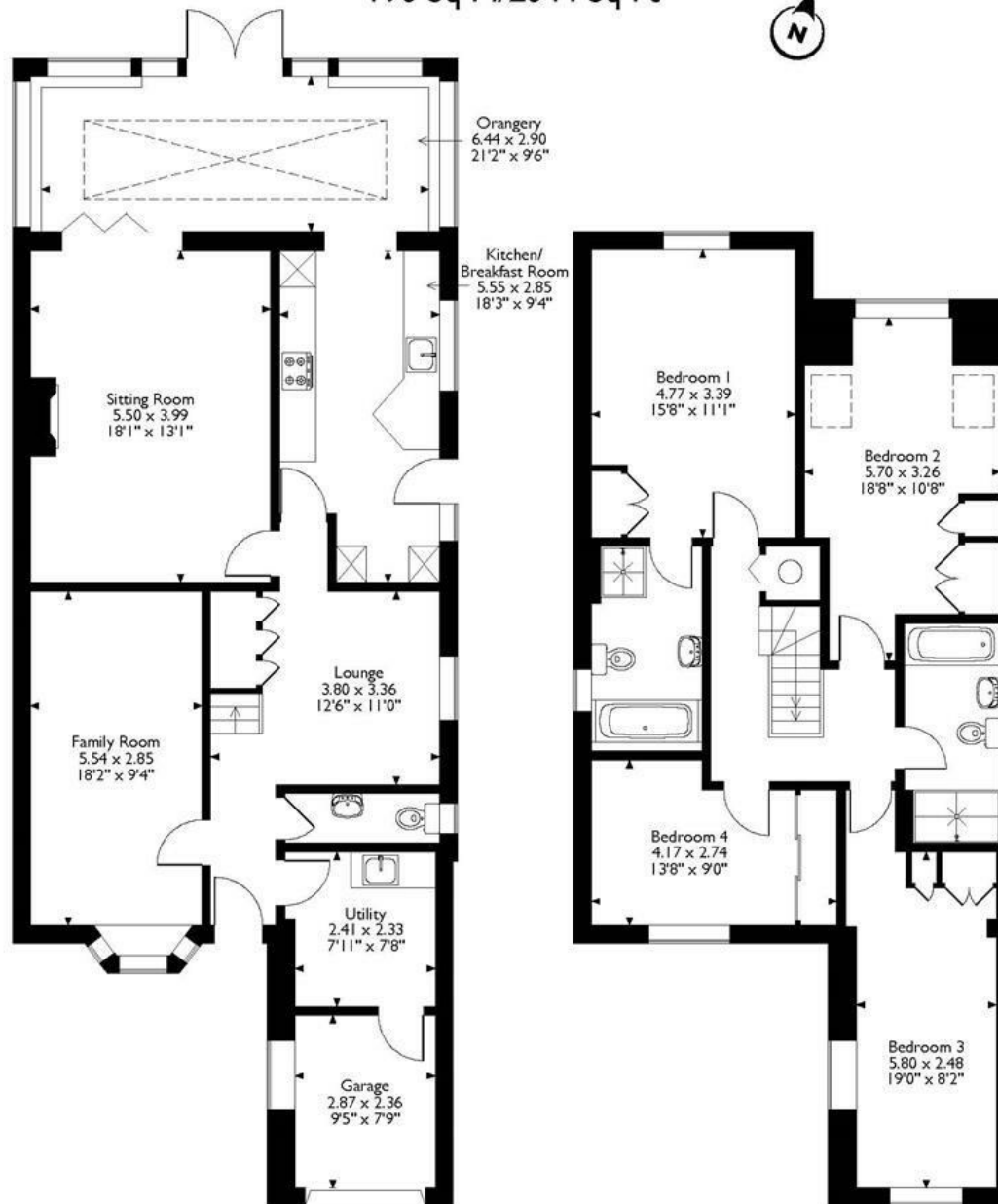


**ENTRANCE HALL**  
**CLOAKROOM/WC**  
**FAMILY ROOM**  
18'2 x 9'4 (5.54m x 2.84m)  
**SITTING ROOM**  
18'1 x 13'1 (5.51m x 3.99m)  
**ORANGERY**  
21'2 x 9'6 (6.45m x 2.90m)  
**KITCHEN/BREAKFAST ROOM**  
18'3 x 9'4 (5.56m x 2.84m)  
**LOUNGE**  
12'6 x 11'0 (3.81m x 3.35m)  
**UTILITY ROOM**  
7'11 x 7'8 (2.41m x 2.34m)  
**STAIRS LEADING TO**  
**BEDROOM ONE**  
15'8 x 11'1 (4.78m x 3.38m)  
**EN-SUITE BATHROOM**  
**BEDROOM TWO**  
18'8 x 10'8 (5.69m x 3.25m)  
**BEDROOM THREE**  
19'0 x 8'2 (5.79m x 2.49m)  
**BEDROOM FOUR**  
13'8 x 9'0 (4.17m x 2.74m)  
**FAMILY BATHROOM**  
**REAR GARDEN**  
**GARAGE**  
9'5 x 7'9 (2.87m x 2.36m)





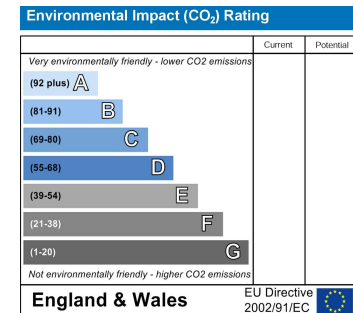
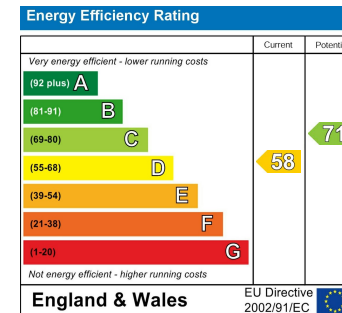
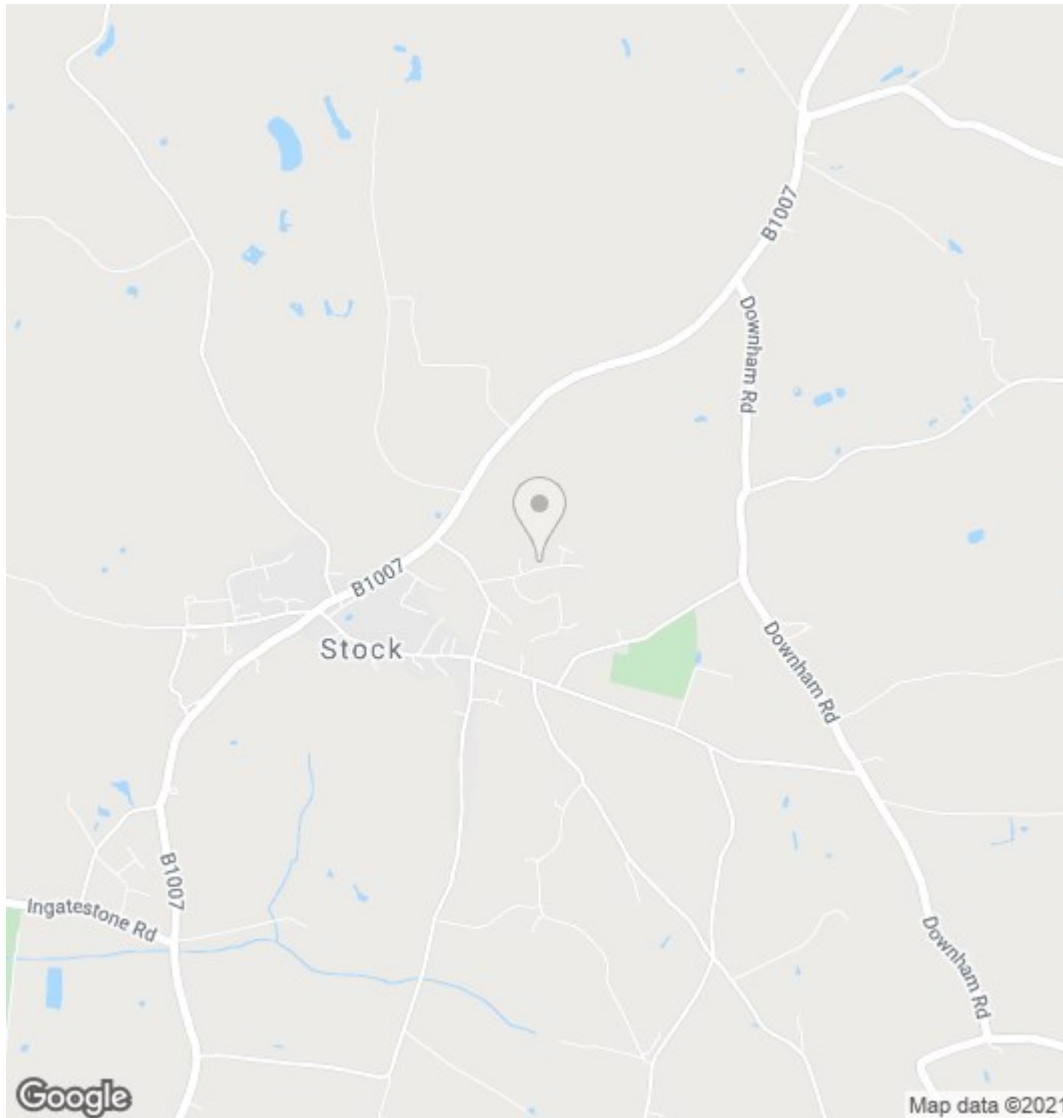
Birch Lane Stock, Ingatestone, Essex  
Approximate Gross Internal Area  
190 Sq M/2044 Sq Ft



Ground Floor

First Floor

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.



**PLEASE CALL 01277 355005 TO ARRANGE A VIEWING**

**[www.walkersstates.co.uk](http://www.walkersstates.co.uk)**

**INDEPENDENT ESTATE AGENTS - VALUATIONS WITH NO OBLIGATION – PROFESSIONAL SERVICE**

These particulars do not constitute, nor constitute any part of an offer or contract. All measurements are given as a guide, no liability can be accepted for any errors arising therefrom. No responsibility is taken for any other error, omission, or mis-statement in these particulars. Walkers Village & Country Homes Limited do not make or give, whether in these particulars, during negotiations or otherwise, any representation whatsoever in relation to this property.

