



WILLETTS, DUCK END

Finchingfield, Braintree, CM7 4NA

O.I.E.O. £700,000



COMMERCIAL | RESIDENTIAL | LETTINGS

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- Elevated Location
- Picturesque Village Setting
- Beautiful Throughout
- Double Cart Lodge
- Wonderful Views of the Windmill
- Glorious Cottage Style Garden
- High Standard of Upkeep Throughout
- Landmark Village Property





Property Description

THE PROPERTY

Stunning period home situated in an enviable location sitting just under the windmill with a glorious cottage style garden.

This elevated landmark property benefits from a double cart lodge and an abundance of charm throughout and is truly a rare opportunity to acquire an exquisite village home.

THE LOCATION

Braintree 9.3 miles (Liverpool Street from 58 minutes),
Audley End 14 miles (Liverpool Street from 55 minutes),
Stansted Airport 14.6 miles (Liverpool Street from 46 minutes),
Bishop's Stortford 19.6 miles (Liverpool Street from 38 minutes).

'Willetts' is situated in an elevated position close to the centre of the picturesque village of Finchingfield with its attractive popnd and green with a post office, general store, various public houses, tea rooms and a primary school.

Braintree, Chelmsford, Great Dunmow and Saffron Walden offer a wider range of shopping, educational and recreational facilities and for the commuter there are train stations at Braintree, Audley End and Stansted Airport with access onto the A120 linking with the M11.

GROUND FLOOR

HOME OFFICE/RECEPTION

11' 8" x 9' 9" (3.56m x 2.97m)

ENSUITE

LIVING ROOM

4.24m (13'11") x 4.09m (13'5")

KITCHEN/BREAKFAST ROOM

4.24m (13'11") max x 4.01m (13'2")

SITTING ROOM

4.28m (14') x 4.09m (13'5") max

BASEMENT

tanked and offers super storage space and houses the recently fitted oil fired boiler.

FIRST FLOOR

LANDING

BEDROOM 1

4.09m (13'5") x 3.57m (11'9")

BEDROOM 2

3.70m (12'2") x 2.52m (8'3")

BEDROOM 3

4.09m (13'5") x 3.67m (12'1") max

BATHROOM

OUTSIDE

The property has glorious gardens that have been well

designed to incorporate attractive areas which include patio areas, vegetable areas and mature flower and shrubs.

The property benefits from storage areas.

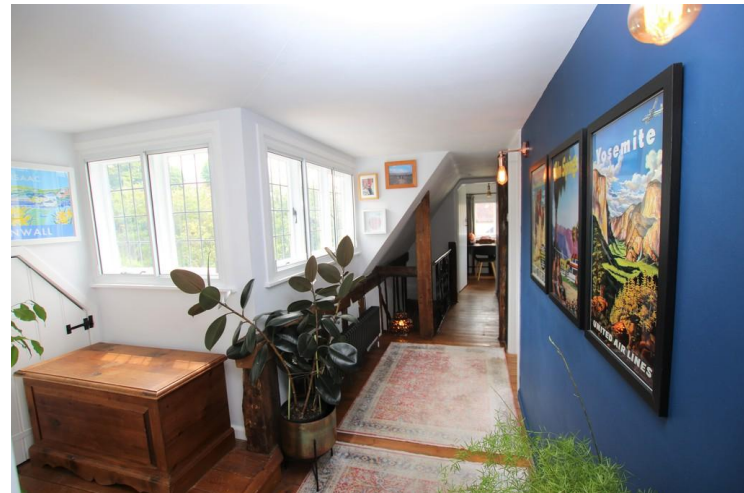
UTILITY ROOM / WORK ROOM

2.61m (8'7") x 1.52m (5')

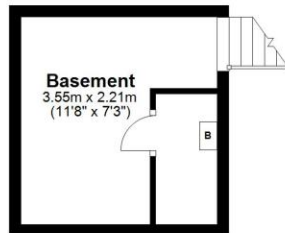
DOUBLE CART LODGE

Willetts also benefits from a double berth cart lodge which is accessed approximately 75m away from the main house.



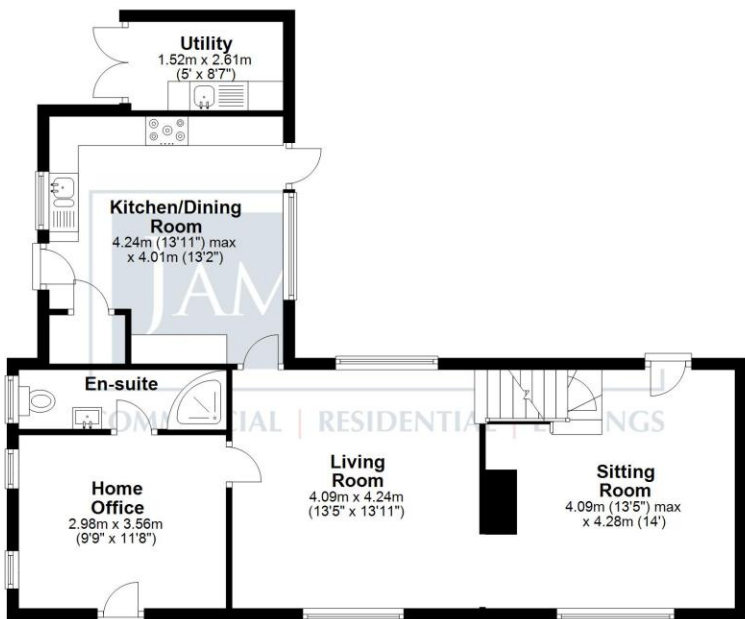


Basement
Approx. 11.9 sq. metres (128.5 sq. feet)



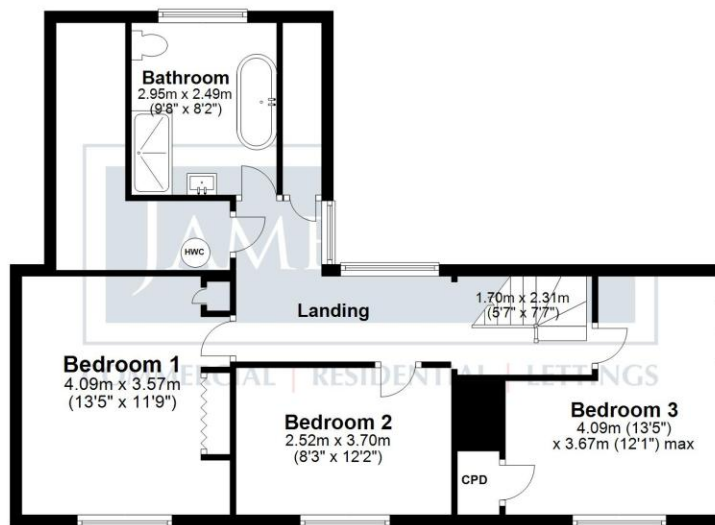
Ground Floor

Approx. 71.7 sq. metres (772.0 sq. feet)



First Floor

Approx. 68.7 sq. metres (739.9 sq. feet)



Total area: approx. 152.4 sq. metres (1640.4 sq. feet)

The sizes and floor plan shown is intended only as a guide, all sizes are approximate and cannot be relied upon as fact.
Plan produced using PlanUp.

COUNCIL TAX BAND

Tax band F

TENURE

Freehold

LOCAL AUTHORITY

Braintree District Council

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements



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