



EH

EXQUISITE  
HOME

Sitting on a country road surrounded by vast open fields and woodland is this absolutely charming semi-detached house, thought to have been built about a hundred years ago and simply full of delightful and quirky features. The present owners bought it in 2017, attracted by the excellent and well-built structure, the beautiful rural location and ease of access from the bypass. When they first viewed it, it was in need of a great deal of work and with vision and an eye to detail, the house has been greatly improved to a very high standard. The owners added an extension to the back, creating a light-filled family room and extended the bathroom to add a shower. They redecorated throughout, built a porch at the front, block paved the drive to provide plenty of off-street parking and a turning space, replaced the internal doors with new cottage-style ones, put in a new kitchen, installed a log burner and planted up the garden. The house had previously been a farm worker's cottage and was built using eighteen inch brickwork, twice the industry standard and given very unusual angled windows to the front which let in a huge amount of natural light.



Little Clacton | Clacton-on-Sea | Essex



The front door leads into the hallway where the staircase curves gently around the corner to the landing on the first floor. The sitting room with its double bay and angled windows is the main feature giving this space a charm all of its own. There is a feature wall in dark olive with the rest painted in pale stone. This room is used for movie nights and listening to music by the owners, watching as the sun sets in the west. The kitchen/dining is a stunning example of clever design and sensitive refurbishment. The owners have chosen a mid-century style for their home which works perfectly with the age of the building. They sourced the duck egg blue brushed oak cabinets with a matt finish from a local company and teamed them with a striking geometric Karndean floor in soothing shades of cream, beige and dark brown. The effect is stunning, practical and contemporary yet with a real touch of vintage style. There is an integrated electric oven and hob with extractor hood and an integrated washing machine, with plenty of room for preparation. The space is the perfect size and configuration for cooking and eating, with beautiful views through the bifold doors out on to the sunny courtyard and fields beyond. Flowing directly from it is the light-filled family room with breath-taking views of the garden and open countryside. A large skylight floods the room with natural light and a wood burner adds to the cosy cottage feel. Its proximity to the kitchen makes it an ideal place for chatting, socialising or simply relaxing and letting the delightful views work their magic.



The recently renovated four-piece family bathroom completes the accommodation on this floor, another example of the marriage of clever vintage style with modern convenience. The walls are covered in over-sized white tiles, there is an original bath with shower over plus a walk-in shower with one wall in glass bricks. This is the ideal space for a quick pre-work shower and a long luxurious soak after a hard day.



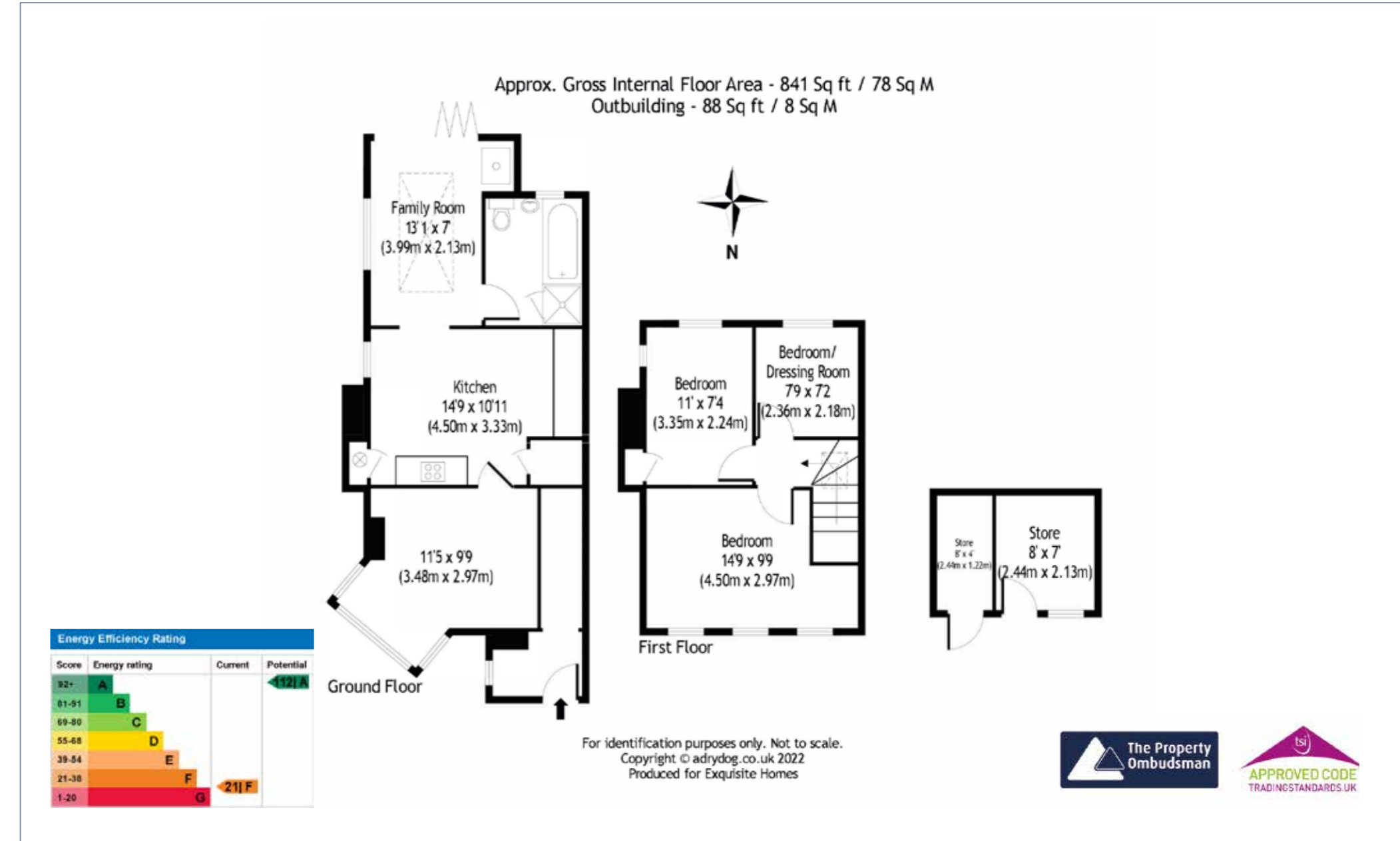
The staircase curves gently around to the landing from which radiate three double bedrooms. The triple aspect master bedroom is light and airy while the second bedroom benefits from the original fireplace built with the property. There is also an original cupboard with a hanging rail. The third bedroom is currently being used as a dressing room, and as the smallest of the three would make the ideal nursery or a child's bedroom.



# LOCATION

The bifold doors open out on to a sunny space with a large original outbuilding currently used as a store. The right hand part of it has its own fuse board and electrical supply installed by the owners and would make the ideal home office. The left hand side is the perfect storage space for garden tools and furniture. A gate opens on to a large block paved seating area and thence into the seventy metre long garden, laid to lawn and thoughtfully planted up with beautiful flowers. A wild pink rose hedge runs down the right hand side of the garden, a riot of colour and fragrance when in bloom. The owners have planted bee and insect-loving flowers and shrubs and laid a small patio at the end of the garden encircled with vibrant orange California poppies. They have left the garden deliberately unfenced so as to enjoy the uninterrupted views out over the beautiful open countryside.

The neighbours are extremely friendly and supportive, shops and amenities are all nearby, including a family restaurant and Clacton Shopping Village just two miles away and there are excellent transport links. With plenty of off-street parking in a delightful rural location, an incredibly stylish interior, versatile accommodation and an absolutely charming garden, this lovely house is an utter gem in a rural setting. The Tendring peninsula, bounded on three sides by sea and rivers, has the best of both worlds. With thirty-six miles of coastline, award-winning sandy beaches, the seaside resorts of Walton on the Naze, Frinton and Clacton, picturesque villages and the bustling port of Harwich, it also has excellent road and rail links for those who need to travel to work. The main train line into London Liverpool Street runs from Clacton taking around ninety minutes and the A120 and the A133 provide good road connections. The village of Little Clacton is just two and a half miles from Clacton and twelve miles from Colchester. Nearby Thorpe-le-Soken, Weeley and Clacton all have mainline stations going straight into Liverpool Street. It is well-served with amenities, including a nursery and primary school, two pubs, a Chinese takeaway, a pharmacy, vet and two local shops. There is also a small village green.



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