



Hanover Square | Feering | CO5

FINE & COUNTRY



* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.







STEP INSIDE

GUIDE PRICE £800,000 - £850,000

A substantial six bedroom detached family home set in the ever popular village location of Feering, providing farmland views to the rear of the garden. The property has been extensively renovated by the current vendors, including a recent loft conversion offering additional living space or further bedrooms.

Upon arrival you are welcomed to an attractive reception hall showcasing the landing and staircase with the ground floor as a whole featuring a large reception room with a log burner, large modern fitted kitchen and diner with doors leading to the well maintained rear garden, utility room and a downstairs cloakroom.

The first floor offers four double bedrooms, en-suite and large family bathroom - both of which have been recently modernised to a modern, yet traditional style.

The second floor which comes as part of the vendors recent addition of the loft conversion provides an additional two further bedrooms, or an additional large reception room which the current vendors use it as, offering great living space and natural light through the benefit of a floor to ceiling window looking out to the far reaching farmland views. Although converting the loft, storage space has not been lost with the clever additions of storage cupboards across the whole floor and a large cupboard holding a fairly new boiler and water tank.

Leading out from the kitchen and diner, you are welcomed to a well maintained garden featuring a patio and lawned area, two summer houses and a further patio area to the back making a great entertainment and hosting spot through the space for dining table and chairs, perfect for Summer evenings. Ample off road parking is included through a large driveway and garage.



LOCATION

Feering is a beautiful semi-rural village with easy access to close by further villages such as Kelvedon, Coggeshall, Marks Tey and Tiptree. Surrounded by stunning countryside, whilst also offering an easy commute to Colchester, Witham, Chelmsford and London. Whether it be joining the A12 half a mile away or heading to Kelvedon train station which connects you to London Liverpool Street every 30 minutes. Further to this, Stansted Airport is only a 40 minute drive away.

Feering itself offers a community centre, cricket club, a wonderful hotel and restaurant -The Blue Anchor and The Bell Inn pub, as well as a variety of other local businesses. Feering has its own Primary School, within walking distance and nearby Kelvedon St Mary's Church Of England Primary School is just a short drive away, Ofsted rated Outstanding. You'll also have the beauty of Prested Hall closeby to your home, offering a boutique hotel, spa and health club. Further shopping, leisure and recreation can be found within walking or cycling distance in Kelvedon, or in nearby towns, such as Colchester, Witham and Chelmsford including multiple supermarkets, Colchester Zoo, The Essex Golf and Country Club, Bannatyne Health Club and much more.

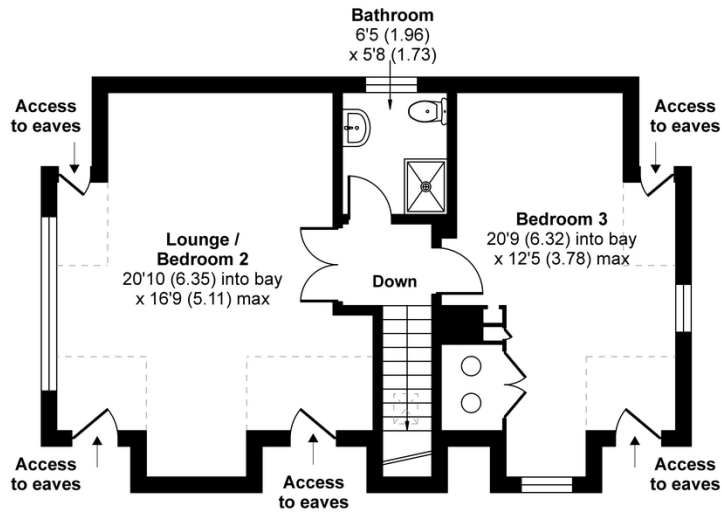
Hanover Square, Feering, Colchester, CO5

Approximate Area = 2113 sq ft / 196 sq m (excludes garage)

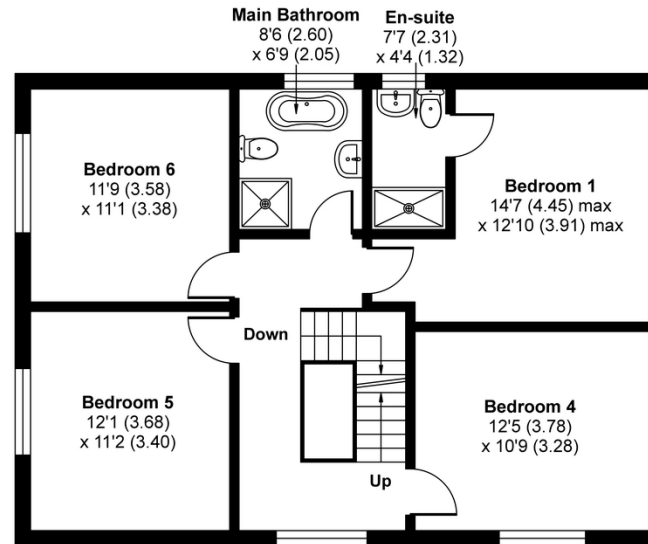
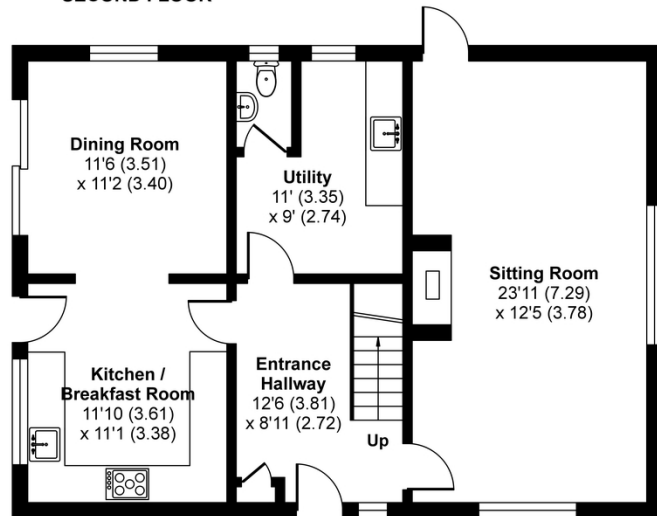
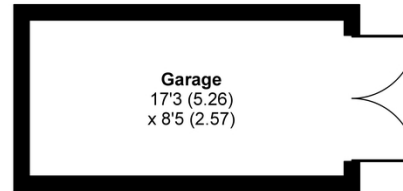
Limited Use Area(s) = 93 sq ft / 9 sq m

Total = 2206 sq ft / 205 sq m

For identification only - Not to scale



Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © n/checom 2021. Produced for Fine & Country. REF: 760907



Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure. Copyright Â© 2020 Fine & Country Ltd. Registered in England and Wales. Company Reg No. 5930387 Registered Office: Country Estates Limited, Carter Court, Midland Road, Hemel Hempstead, Herts HP2 5GE. Printed





Fine & Country Colchester
Tel: +44 01206 878155
colchester@fineandcountry.com
99 London Road, Stanway, Colchester, Essex, CO3 0NY