



Surrey Lane | Tiptree | CO5 0BH

FINE & COUNTRY

OVERVIEW

Welcome to a charming and character, filled three-bedroom detached home situated on the peaceful Surrey Lane in Tiptree, Essex. With its picturesque part-thatched roof and enchanting blend of period features and modern comforts, this cottage is a true gem.

Offering spacious interiors, tranquil outdoor spaces, and a prime village location, this property is the perfect retreat for those seeking a serene and elegant lifestyle.

The cottage is not a listed property, meaning it is not protected under historical or architectural preservation regulations. However, it underwent a significant update in 2018 when the roof was rethatched, ensuring it remains in excellent condition while maintaining its traditional charm.

STEP INSIDE

The ground floor offers a blend of practicality and charm, reflecting the home's inviting atmosphere. Upon entering, you are welcomed into a cozy reception hall, rich in character with exposed beams. From here, the floor plan reveals a thoughtfully designed layout that includes a spacious living room, ideal for relaxation or entertaining, and a well-appointed kitchen that retains a cottage-style charm while offering modern amenities. The ground floor also showcases a charming, rustic bathroom with a delightful combination of traditional and vintage decor elements. The space features exposed timber beams on whitewashed walls, adding character and a sense of history. A freestanding clawfoot bathtub sits prominently in the foreground, exuding classic elegance.

The wooden door and vanity complement the natural tones of the beams, while the backsplash area introduces a textured, tiled surface in soft tones. A brass porthole-style mirror above the sink provides a nautical touch. Additionally, there is a dining area/breakfast room adjacent to the kitchen, providing an excellent space for family meals or gatherings. The ground floor also includes a bedroom/study and a separate dressing room which could also be used for additional storage.









STEP INSIDE

The first floor continues to offer both charm and comfort, with its well-proportioned layout designed for relaxation and privacy. This level is home to two bedrooms, each thoughtfully crafted to serve as a peaceful retreat. There is also a dedicated dressing room, perfect for storage and organization.

The bedrooms are light-filled and provide ample space for furnishings, making them ideal for a restful night's sleep.

The cozy yet spacious feel of the first floor complements the character-rich atmosphere of the home, blending traditional cottage aesthetics with modern living standards.



OUTSIDE

The grounds provide an idyllic outdoor retreat, perfectly complementing the charm of the home. The expansive rear garden is a sunlit oasis, wrapping around the property with lush greenery and mature trees, offering both privacy and tranquility. This well-maintained garden is ideal for those who enjoy outdoor living, with plenty of space for al fresco dining, hosting family gatherings, or simply soaking up the peaceful surroundings.

A charming summer house adds extra appeal, creating a perfect spot for unwinding, reading, or enjoying a morning coffee while immersing yourself in nature. The garden is thoughtfully landscaped, offering a blend of lawn, flowerbeds, and shaded areas, ensuring a serene and picturesque setting year-round.

In addition to the beautiful garden, the property offers ample parking and a garage/workshop which has the potential for an annex, providing practicality alongside its beauty.

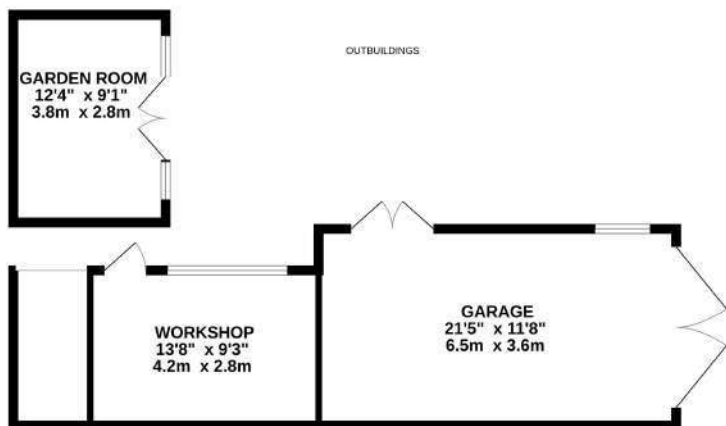
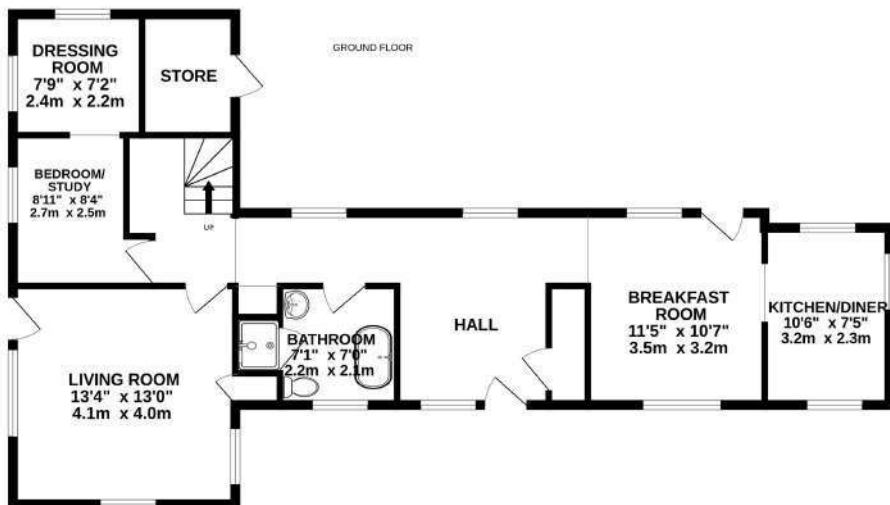


LOCATION

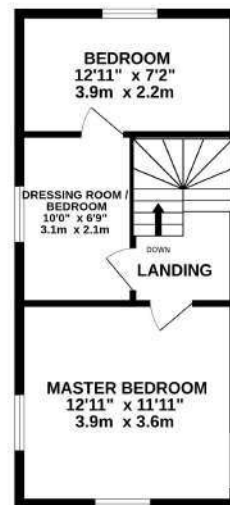
The property is located in the picturesque village of Tiptree, Essex, a sought-after location known for its blend of rural charm and modern convenience. Tiptree is famous for its scenic countryside, including beautiful walking trails and open spaces, making it a perfect spot for those who enjoy outdoor activities and peaceful living.

The village offers a welcoming community atmosphere and provides a variety of local amenities, including shops, cafes, and renowned local attractions such as the famous Wilkin & Sons jam factory. Families are well-served by local schools, while excellent transport links connect Tiptree to nearby towns like Colchester and Chelmsford. With easy access to major roads such as the A12, commuting to London or the surrounding areas is straightforward.

The location on Surrey Lane provides a peaceful, semi-rural setting while still being close to the village's conveniences, offering the best of both worlds, tranquil countryside living within reach of modern amenities.



1ST FLOOR



RICHARD SEELEY
DIRECTOR

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