



Ivory House, Bullocks Lane, Hope End Green,
Great Canfield, Takeley, Essex, CM22 6TA

Offers in excess of: £825,000
Freehold

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An impressive and spacious four/five bedroom, weatherboarded, detached family home, in a semi-rural location on a no through, non-estate road, with easy accessibility to Dunmow and Bishop's Stortford. Ivory House is situated in the delightful hamlet of Hope End Green, Great Canfield village.

The property is set back from the road and the accommodation comprises spacious entrance hall, study/playroom, ground floor WC, utility room and a large open plan kitchen/dining/family room leading onto a sitting room. On the first floor the main bedroom has a large ensuite, there are three further good-sized bedrooms and a spacious family bathroom. The property benefits from a loft room/studio above the garage, offering many uses such as a gym or work from home office. These could be converted into a self-contained annexe or a holiday let (subject to the required permissions/planning). There is ample driveway parking and a well-screened and secluded south facing garden with a summerhouse. The property additionally benefits from triple glazing throughout.

EPC Band C. Council Tax Band F.



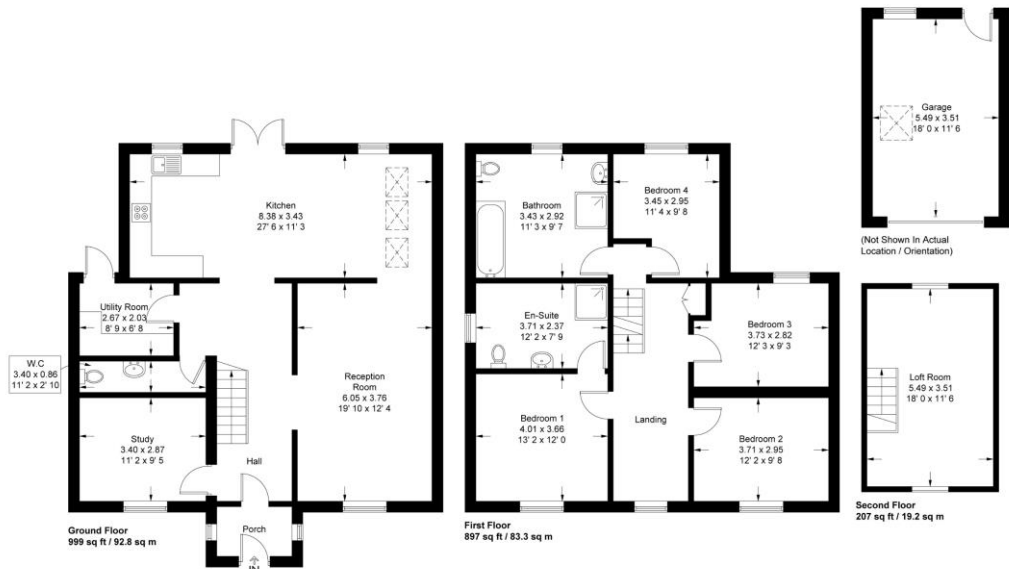
Stunning Detached Family Home
4/5 Good-Sized Bedrooms
Open Plan Kitchen/Family/Dining Room
Reception Room
Study
Loft Room Above Garage
South Facing Private Garden
Semi-Rural Location
Garage and Ample Parking
EPC Band C & Council Tax Band F

ADDITIONAL INFORMATION

The village of Great Canfield lies in Takeley, between Bishop's Stortford and Great Dunmow, which provide further shops, leisure facilities and schooling. Situated conveniently for Stansted Airport, Takeley offers its own amenities including a village store, chemist and takeaways, plus primary and preparatory schools. It adjoins the Flich Way, a favourite with cyclists and horse riders and provides lovely walks.

Bullocks Lane

Approximate Gross Internal Area = 2103 sq ft / 195.3 sq m
Garage = 208 sq ft / 19.3 sq m
Total = 2311 sq ft / 214.6 sq m



This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.

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Reception Room 19'10" x 12' (6.05m x 3.66m)

Kitchen 27'6" x 11'3" (8.38m x 3.43m)

Utility Room 8'9" x 6'8" (2.67m x 2.03m)

WC 11'2" x 2'10" (3.4m x 0.86m)

Study 11'2" x 9'5" (3.4m x 2.87m)

Bedroom 13'2" x 12' (4.01m x 3.66m)

Ensuite 12'2" x 7'9" (3.7m x 2.36m)

Bathroom 11'3" x 9'7" (3.43m x 2.92m)

Bedroom 11'4" x 9'8" (3.45m x 2.95m)

Bedroom 12'3" x 9'3" (3.73m x 2.82m)

Bedroom 12'2" x 9'8" (3.7m x 2.95m)

Garage 18' x 11'6" (5.49m x 3.5m)

Loft Room 18' x 11'6" (5.49m x 3.5m)

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FOR MORE DETAILS CONTACT

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