



Howlands, Bakers Lane, Felsted

£1,750,000 Guide Price

Fantastic opportunity to acquire a 6 bedroom Grade II Listed house occupying 5 acres (stls) with excellent facilities situated in a quiet location close to Felsted village centre. EPC exempt

Quality from home to home

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Overview Summary

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Key features

- Quiet location
- 5 Acre Plot
- 6 Bedrooms
- Swimming Pool
- Tennis Court

- Walk to Village Shop and Amenities
- Grade II Listed Period Property
- Garaging, annexe & outbuildings
- Stable Yard with separate access
- Lake

Local area

Felsted is a most sought after North Essex village, popular for its schools. Local amenities cater for all your daily needs, there are numerous clubs to suit all ages, local transport to larger towns close by with main line rail link to London Liverpool Street. The A120 is a few minutes drive for its connection to M11/A12 and Stansted airport is approximately 8 miles to the West.

Schools & Transport

- Whipper-Snappers, 0.93 Miles
- Chelmsford County High Schools, 7.64 Miles
- Felsted School, 0.54 Miles
- Helena Romanes School . 4.23 Miles
- Chelmsford Railway Station, 8.07 Miles

- Felsted Primary School, 0.81 Miles
- King Edward VI Grammar School, 7.86 Miles
- Felsted Preparatory School, 0.35 Miles
- New Hall, 6.83 Miles
- Stansted Airport, 8.03 Miles

Further Details

Tenure: Freehold

Local Authority: Uttlesford District Council. 01799 510510

Total Sq Ft: 3235 Sq ft (300.5 Sq m) approx

Felsted office: 01371 822122

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The atmospheric accommodation is a delightful mix of traditional period; with an abundance of exposed timbers and beams, timber framed windows, solid oak doors, large inglenook fireplaces and new; with under floor heating, wet room and built in entertainment speaker system throughout the house. Travertine flooring mixed with solid oak. The property is accessed via electronic sliding timber gate with entrance alarm and CCTV.

The generous internal accommodation comprises six bedrooms, three reception rooms, four bathrooms, large bespoke handmade kitchen with Aga and three staircases.

Externally there are numerous outbuildings to include;

BARN/GAMES ROOM

A beautiful timber framed period barn, being fully heated with power and light connected and a spiral staircase rising to a mezzanine floor. A "strong" room/wine store which is alarmed and caged.

Garage Block with Annexe

This relatively newly built building has a 3-bay cartlodge, large double garage with power and light connected. The annex above is accessed via an external staircase and the accommodation comprises fully fitted kitchen, large living room, bedroom and modern bathroom.

Stable Yard and Barn

An enclosed stable yard with three loose boxes, tack room and hay barn, power and light connected, toilet and wash room, further double garage again with power and light connected, there are two further storage barns and separate access.

Tennis Court

A full size fenced hard surface tennis court that has been covered with Astro turf.

Swimming Pool

Large heated outdoor swimming pool with pump room and attractive seating/lounging terrace.

Lake

Large raised pond/reservoir with large willow tree, specimen fish, jetty, breeze hut with power point and heater and outside lighting.

The remainder of the grounds is laid to lawn and is totally private with high mature natural hedging and trees to all boundaries and completely fenced in.

Services

The property benefits from oil fired central heating, private drainage with Klargester, mains water, electricity and British telecom. The property also has a bore hole which services the stables and outside facilities. It is possible to switch the water between bore hole and mains at any time.





















