



A beautiful Georgian home in a convenient setting

Millers, Cooks Hill, Takeley, Bishop's Stortford, Hertfordshire CM22 6QL

Freehold

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A traditional double fronted Georgian home • Well-balanced living space with potential for an internal annexe if required • Lots of charm and character with many original features including period fireplaces, high ceilings and shutters fitted to some of the windows • Semi rural setting yet with quick access to local transport links (A120 and M11)

Description

Millers on Cooks Hill is one of the older houses in the area and is Grade II listed. Having been the subject of a programme of upgrading and modernisation over the past few years, the house still offers further potential for a buyer perhaps further enhance the current living space to their own tastes.

The house is set back from the road behind a deep gravelled driveway providing a turning area. The entrance hallway gives access to the three principle reception rooms – a dining room, family room and drawing room. These rooms retain much character with high ceilings and period fireplaces, some of the rooms with wooden floors and fitted plantation-style shutters. The family room, which is set to the rear of the house has doors opening onto a covered Pergola and in turn the garden.

The kitchen sits at the hub of the house with a larder, utility room and side access. To the rear of this sits an additional reception room – currently used as a morning room with a mezzanine store area. Beyond this is a boot room and the second guest cloakroom.

This area can be accessed independently of the main house and could provide an ideal internal annexe if required.

Upstairs there are four good sized bedrooms, one of which has an en suite shower room, the others sharing a family bathroom/WC.

On the outside, there is a good sized rear and side garden with extensive lawn areas, flowerbed borders and various fruit trees.

Local Information

The property is located on the fringes of the village of Takeley with its excellent local schools, local shops and public houses. The ancient royal hunting woodland of Hatfield Forest is nearby along with the historic “Flich Way” providing 15 miles of walks and bike riding. Conveniently located for access to the M11 and the market town of Bishop’s Stortford via the A120, with mainline railway station and a wide range of schooling amenities and sporting facilities. Stansted Airport is also located just a short distance by car.





Directions

From Bishops Stortford take the A1250 to Hockerill traffic lights and go straight over onto the Dunmow Road. Continue until you reach a main roundabout and turn right to join the Birchanger roundabout (access from Junc 8 M11) Take the third exit onto the B1256 to Takeley. The property is approximately half a mile on left hand side, behind a gated entrance.

Tenure

Freehold

Viewing

Strictly by appointment with Savills.

Agents Comments

Wonderful charm and character with this traditional Georgian home - this style is incredibly popular and offers great sized living space in a most convenient position. I love the garden - great for the children to play in with an historic village church at the bottom of the lane.



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Approximate Area 231.5 sq m / 2492 sq ft

Including Limited Use Area (3.7 sq m / 40 sq ft)



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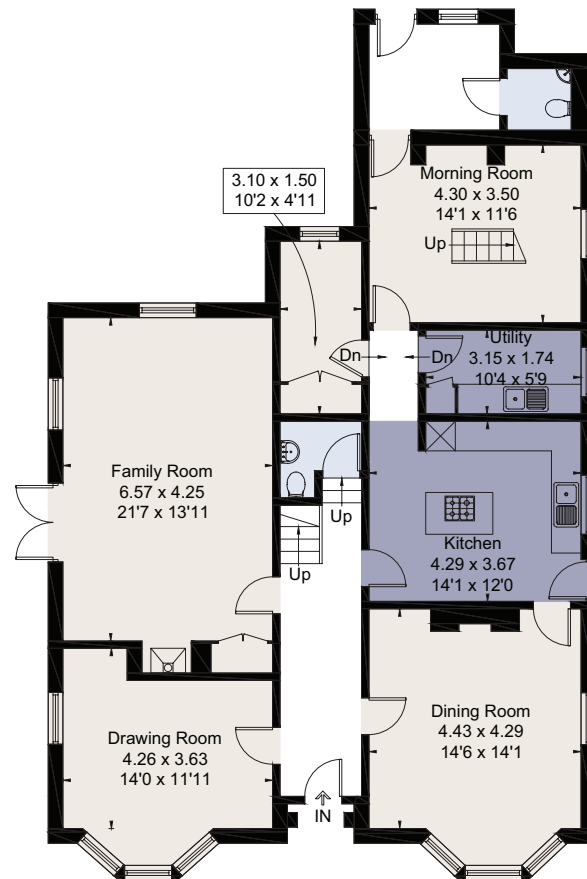
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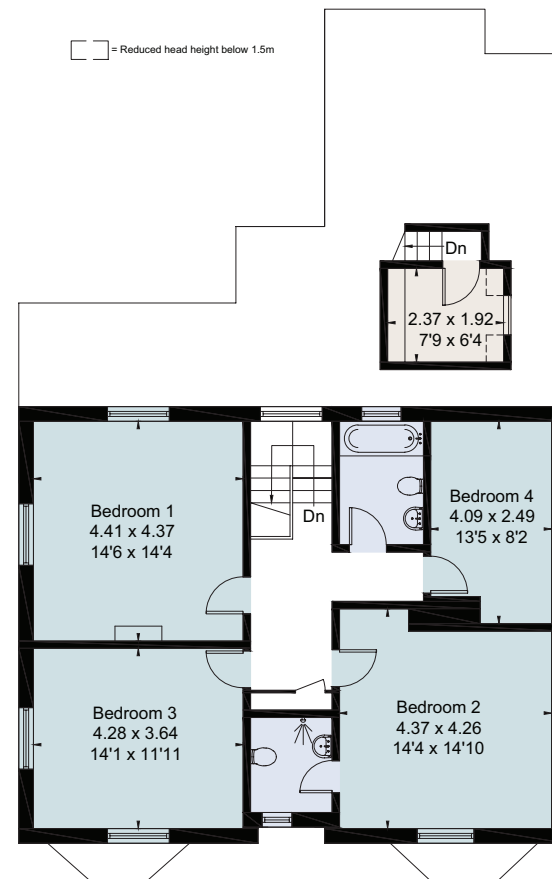
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Ground Floor



First Floor

For identification only. Not to scale. © 200211EG

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