



Detached period cottage and former village shop

Sycamore House, The Street, Woodham Ferrers, Chelmsford

Guide £475,000 Freehold



Video tour available • Former shop • Cellar • Excellent potential to create a spacious family home • Central village setting • Grade II listed • Courtyard garden • Detached garage and drive

Local Information

South Woodham Ferrers train station: 1.5 miles; A130: 2 miles; Hyde Hall: 2.3 miles; Wickford: 5.6 miles; Chelmsford: 13 miles; Stansted Airport: 25.7 miles; Canary Wharf: 36.9 miles

Woodham Ferrers is a small village about 13 miles southeast of Chelmsford, located between South Woodham Ferrers and Bicknacre. The property occupies a unique setting backing onto the grounds of St Mary's Church. Woodham Ferrers provides a public house (The Bell) and a popular primary school. The village provides some fine walks over neighbouring countryside and is within 3 miles of RHS Hyde Hall.

The nearby town of South Woodham Ferrers has its own town square with shops, banks and schools as well as a station into London Liverpool Street. There are transport links to Anglo-European, King Edward Grammar School and the High School for Girls, all of which are well performing schools.

About this property

An early 19th century timber-framed and weatherboarded house steeped in local history having been the former village store. The property is Grade II listed and occupies a central position within the village backing on to the grounds of St Mary's Church.

Formerly three cottages, the property requires improvement but offers excellent potential with the existing shop front still present. There are up to five first floor bedrooms accessed by two independent staircases which are situated at either end of the building. To the ground floor there are four potential reception rooms, a galley kitchen, a bathroom and a cellar.

Outside

The property enjoys a modest west-facing garden with direct access to the church grounds. The low maintenance paved courtyard garden spans the width of the house and includes a brick-built outbuilding housing a w.c. To the side of the property is a private driveway offering off-road parking and a detached single garage of pitched roof design.

Services

Mains water, drainage and electricity connected. Oil-fired heating.

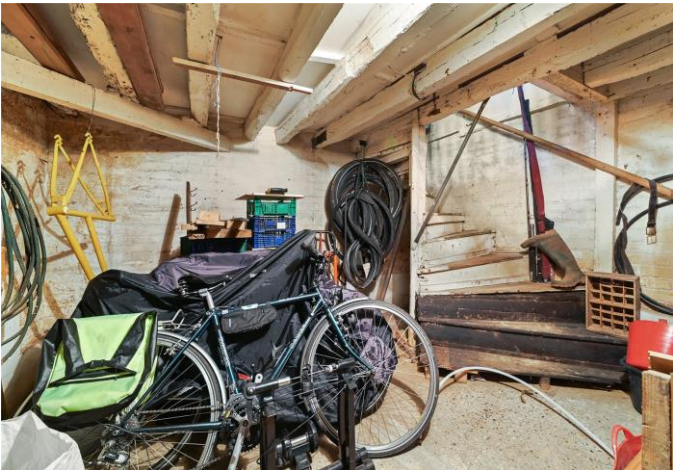
Energy Performance

EPC Rating = Exempt

Viewing

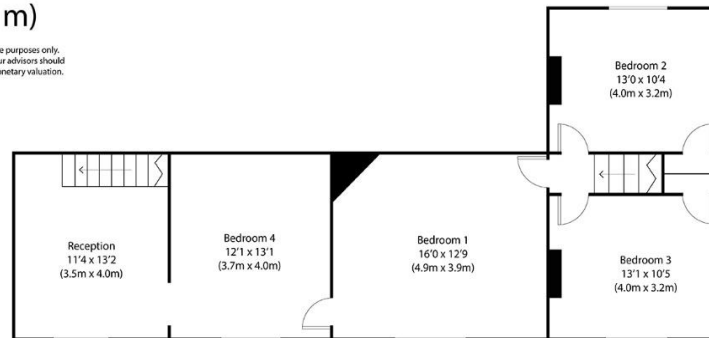
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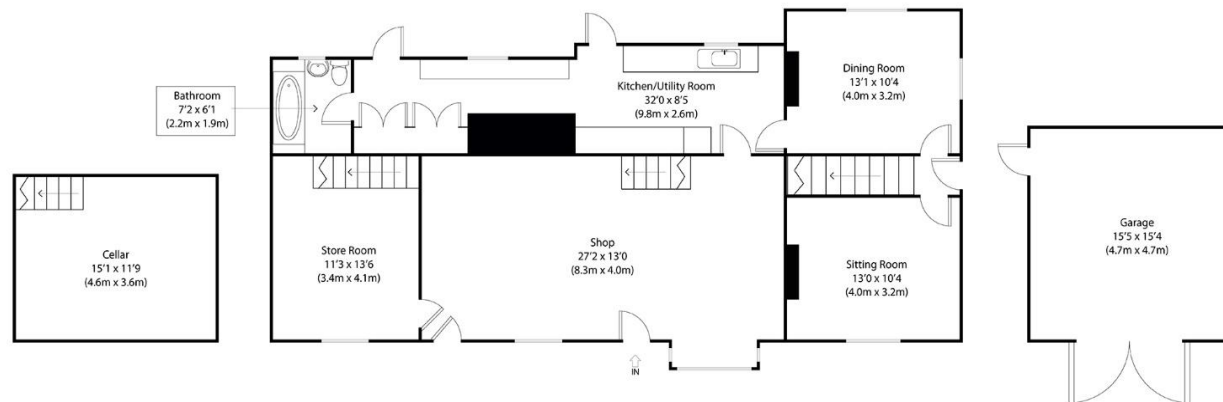


Approximate Gross Internal Area 2140 sq ft (199 sq m)

Disclaimer: Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation. copyright www.ojphoto.co.uk



First Floor



Ground Floor

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