

ASHTON WHITE
*Leading the way home*

Crome Cottage, Laindon Common Road, Little Burstead CM12 9TJ

£850,000

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# Crome Cottage, Little Burstead CM12 9TJ

**DELIGHTFUL PERIOD HOME WITH NO CHAIN!** A charming four bedroom detached period village house, standing in mature gardens with a large garage/workshop, being SOLD WITH NO ONWARD CHAIN. The house enjoys a lovely village location, being within 1.5 miles of Billericay High Street and 2 miles from the train station.

The property retains many character features including feature redbrick fireplaces and exposed timbers. You enter the property into a vaulted porch and hallway with stairs leading up to the first floor. To either side are the two principal reception rooms; the lounge and sitting room boasting lovely redbrick fireplaces. Behind is the separate dining room which leads through to the kitchen/breakfast room with built-in appliances and walk-in pantry/storage.

Up on the first floor is a spacious landing area which gives access to the four bedrooms and family bathroom. The main bedroom has dual aspect windows, built-in wardrobes and an e-suite bathroom; two of the remaining bedrooms also benefit from having built-in wardrobes and there is a spacious family bath/shower room.

The house stands in mature gardens and grounds approaching 0.25 acres including a wonderful well-planted garden, offering a secluded haven to relax during the summer months. Within the gardens are a timber shed/mower store and a wood store and former kennel. The gardens continue round to the front, retained by an attractive stock brick wall and mature hedging. To the side is a double width driveway and access to the exceptionally large 46' garage/workshop.

























PORCH & ENTRANCE HALL

SITTING ROOM
23'7 x 13'2 (7.19m x 4.01m)

LOUNGE
11'2 x 10'9 (3.40m x 3.28m)

DINING ROOM
13'3 x 9 (4.04m x 2.74m)

CONSERVATORY
18'4 x 10'9 (5.59m x 3.28m)

KITCHEN/BREAKFAST ROOM
25'4 x 7'5 (7.72m x 2.26m )

UTILITY ROOM
8'6 x 7 (2.59m x 2.13m)

GROUND FLOOR CLOAKROOM

BEDROOM ONE
13'3 x 12'1 (4.04m x 3.68m)

EN-SUITE BATHROOM

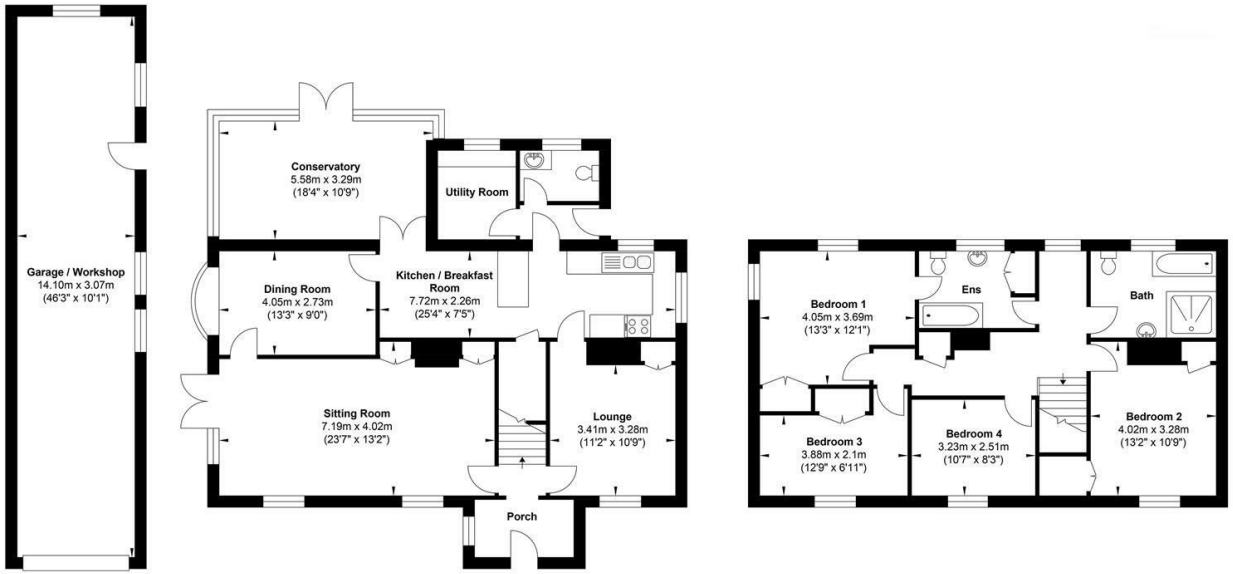
BEDROOM TWO
13'2 x 10'9 (4.01m x 3.28m)

BEDROOM THREE
12'9 x 6'11 (3.89m x 2.11m)

BEDROOM FOUR
10'7 x 8'3 (3.23m x 2.51m)

BATHROOM
10'9 x 7'5 (3.28m x 2.26m)

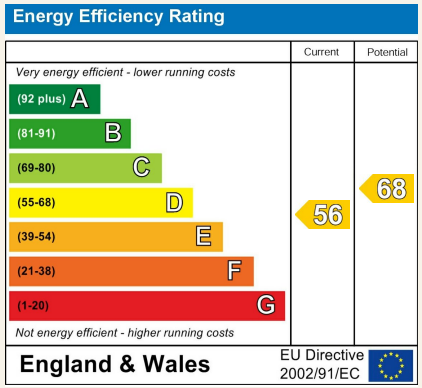
GARAGE/WORKSHOP
46'3 x 10'1 (14.10m x 3.07m)




## Gross Internal Floor Area : 229.67 m2 ... 2472.14 ft2

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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