

oakheart



£1,250,000

Offers In The Region Of  
2 Old Lodge Court, Beaulieu Park

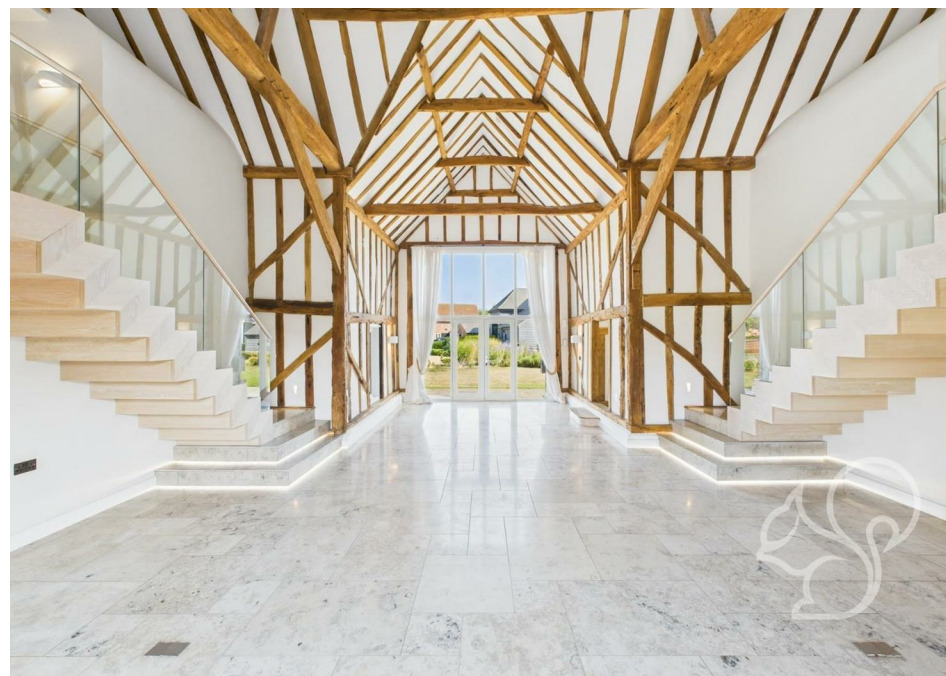


Set within an exclusive and secure gated enclave adjacent to the prestigious Beaulieu Park, this exceptional residence at Old Lodge Court offers over 2,700 square feet of refined, luxurious living. Combining architectural elegance with the charm of its heritage setting, this exquisite home forms part of an exclusive collection of barn conversions and bespoke new builds on the historic grounds of Old Lodge Farm, in one of Chelmsford's most affluent and sought-after neighbourhoods.

From the moment you step into the grand entrance hall, the scale and craftsmanship of this home is immediately apparent. Vaulted ceilings, honed German limestone flooring, and exposed beams set the tone for a residence of both character and sophistication. Twin oak staircases with glass balustrades rise gracefully to the separate east and west wings, offering gallery-style views over the main hall. At the rear, double patio doors open to reveal a generous and beautifully landscaped private garden with an expansive patio area—an ideal setting for outdoor entertaining.

The heart of the home is a stunning bespoke Shaker-style kitchen, meticulously designed for both style and function. High-end composite stone worktops, a French farmhouse ceramic sink, integrated appliances, and a Quooker all-in-one tap come together in a space made for both family living and elegant hosting. A central island with a built-in wine store and cooler provides the perfect social hub, while seamless access to the garage ensures practicality without compromise. Flowing effortlessly from the kitchen is the vaulted lounge, bathed in natural light with two sets of double patio doors opening directly to the garden—blurring the lines between indoor and outdoor living.

Thoughtfully designed for modern lifestyles, the ground floor also includes a spacious guest bedroom with en-suite, a stylish cloakroom, and a versatile home office currently used as a gym, all enhanced by underfloor heating for year-round comfort.











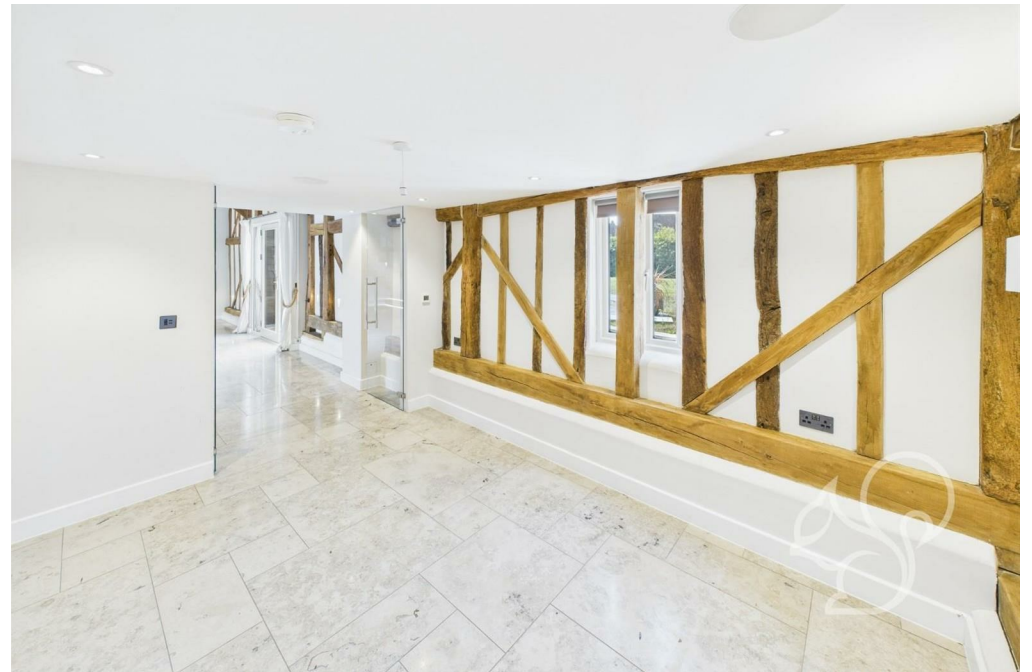
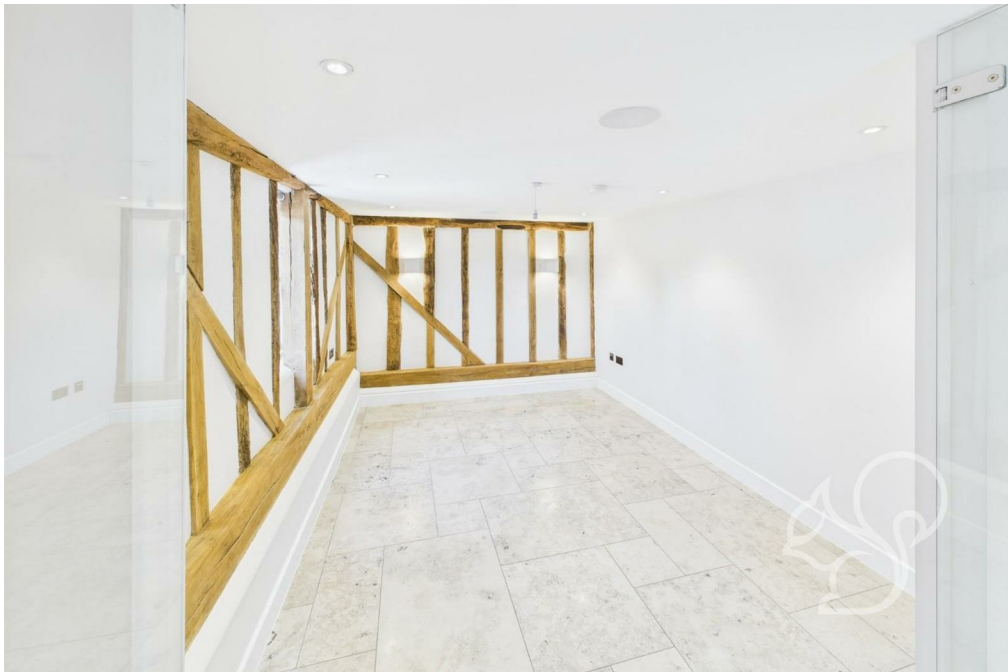










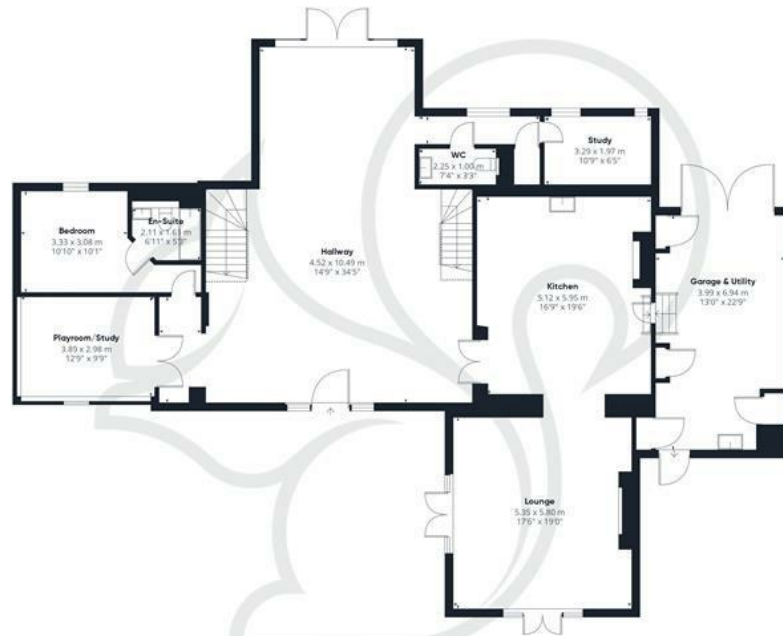








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Ground Floor



Floor 1

Approximate total area<sup>(1)</sup>

262.8 m<sup>2</sup>

2827 ft<sup>2</sup>

Reduced headroom

3.1 m<sup>2</sup>

33 ft<sup>2</sup>

(1) Excluding balconies and terraces

Reduced headroom

..... Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Local Authority:  
Chelmsford City Council

Tenure:  
Freehold

Council Tax Band:  
G



## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>91</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>76</b>	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon.



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