

***To arrange a viewing contact us
today on 01268 777400***



Southend Road, Stanford-Le-Hope Guide price £775,000

Aspire Estate Agents Basildon are proud to present Lilac Cottage — a truly unique and versatile detached farmhouse, perfectly suited for equestrian enthusiasts, car collectors, or those seeking space to run their own business from home. Guide Price £775,000 - £800,000

Set on a substantial plot of approximately 1.25 acres, this character-filled residence combines countryside living with exceptional practicality. Built circa 1916, the home retains its period charm with double bay frontage, complemented by generous living spaces and a variety of outbuildings.

The ground floor offers a spacious lounge/dining room (26'7" x 13'1" / 8.10m x 3.99m), a bright conservatory (17'9" x 9'2" / 5.41m x 2.79m) overlooking the gardens, and a country-style kitchen featuring a beautiful AGA-style stove. There is also a ground floor bedroom, providing flexible accommodation.

Upstairs, you'll find two further well-proportioned bedrooms and a family bathroom, all enjoying delightful views across open fields.

Outbuildings & Grounds

The external space is truly impressive — offering endless potential and practicality.

Equestrian facilities include two stables, a tack room, and a paddock area.

For the car or motorhome enthusiast, there are two large detached garages/workshops and a substantial hardstanding area, ideal for parking numerous vehicles.

Additional structures include a tractor store, wood store, storage/workshop/utility area with W/C, and carport.

A rear garden, outdoor bar & BBQ area, and sweeping in-and-out driveway further enhance the lifestyle appeal.

The property also benefits from sixteen solar panels with battery storage, helping to reduce energy costs. Heating and hot water are currently wood-fired, though a gas connection remains available for future reconnection.

Location

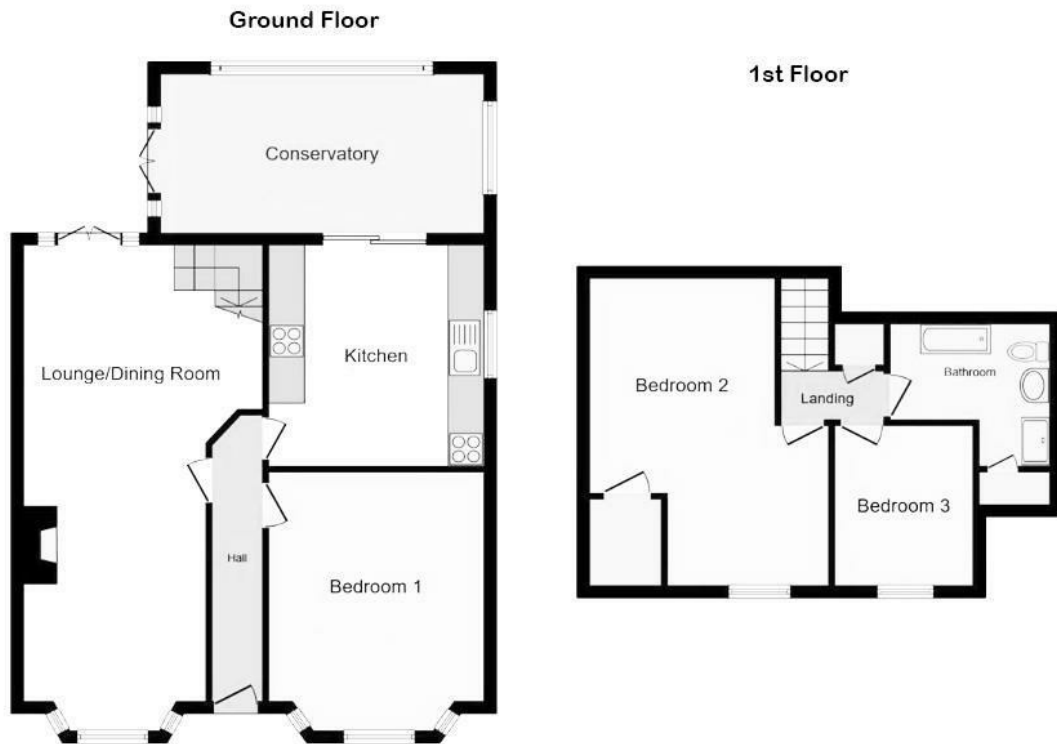
Ideally situated on the Corringham/Fobbing borders, Lilac Cottage enjoys a peaceful semi-rural position while remaining close to key amenities. The location offers excellent transport links via the A13, providing easy access to Stanford-le-Hope, Basildon, Southend, and beyond.

Local shops, popular schools, and charming countryside walks are all within easy reach, making this the perfect home for families seeking space, versatility, and convenience in equal measure.

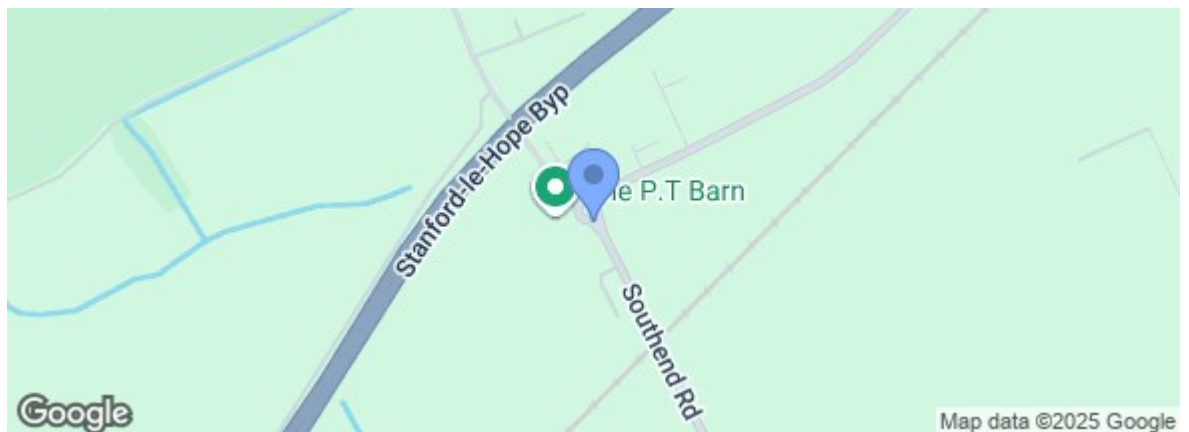
Summary

With its combination of character, land, and extensive outbuildings, Lilac Cottage represents a rare and exciting opportunity. Whether you're looking for an idyllic family home, an equestrian base, or the perfect place to run a home-based business, this remarkable property offers it all — and more.

Early viewing is strongly recommended to fully appreciate the scale and potential of what's on offer.



Energy Efficiency Rating	
Very energy efficient - lower running costs	Current Potential
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England & Wales EU Directive 2002/91/EC	
Environmental Impact (CO ₂) Rating	
Very environmentally friendly - lower CO ₂ emissions	Current Potential
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
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Not environmentally friendly - higher CO ₂ emissions	
England & Wales EU Directive 2002/91/EC	



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