



PERIOD
HOMES



Chelmsford Road
Dunmow Essex CM6 1QL
Guide Price £2,800,000

Chelmsford Road, Dunmow, Essex CM6 1QL

An exquisite, fully restored and enhanced former Rectory, Listed (Grade II) offering over 6,500 sq ft of unparalleled accommodation, within outstanding grounds approaching 7 acres (stls) and numerous versatile outbuildings offering a further 2,000+ sq ft, all set within the tranquil Parish of Margaret Roding, being convenient for commuting and international travel.

A gated access opens into a large driveway, with garaging set to a courtyard, with the main residence nestled within its grounds, with an abundance of outbuildings to include a sizeable barn (50ft x 20ft), home office, triple garage, further carport, tractor store, and wonderful BBQ Barn. An heated, outdoor swimming pool enjoys a discreet position within the grounds, with a hard-surface tennis court set adjacent to the open paddocks.

Having an array of period features, in keeping with the late Georgian era, including high ceilings, hand-tooled cornicing, deep architraves and cabinetry, in addition to tall sash windows, original glazing bars and, in many cases, the original glass. Several elegant fireplaces with marble surrounds - restored and enhanced - sit effortlessly against a more contemporary interior, making for a welcoming family home.

Commencing with an inviting entrance hall, connecting to as many as six reception rooms, depending on personal preference, many being dual aspect and enjoying enchanting views across the grounds. The ground floor culminates with a hand crafted Orangery, which ties the home seamlessly to the grounds and links with the kitchen and breakfast room. The kitchen, with large central island, leads to an inner lobby, which gives access to a utility room and self-contained, two-storey annexe, fully serviced by a kitchen, sitting room, bedroom and en-suite shower room. In total 935 sq ft, a great size.









Chelmsford Road, Margaret Roding, Dunmow, CM6

Approximate Area = 5721 sq ft / 531.4 sq m (excludes carport & includes garage)

Limited Use Area(s) = 56 sq ft / 5.2 sq m

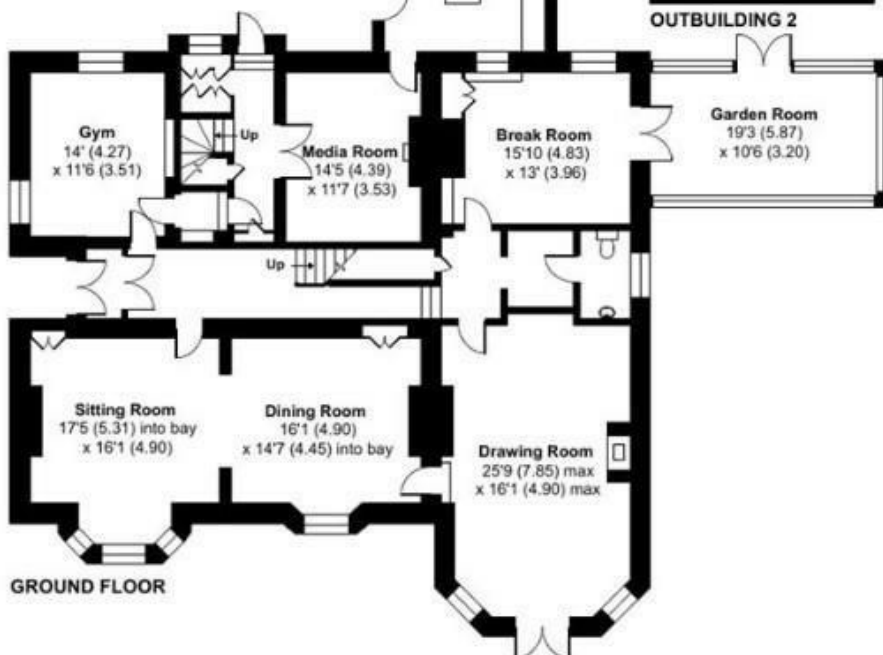
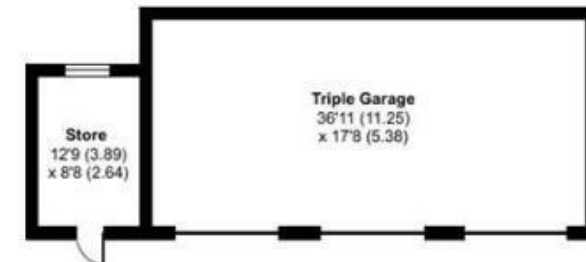
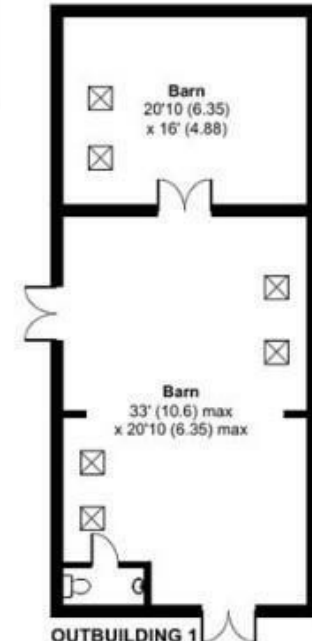
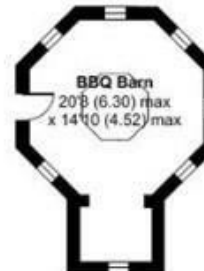
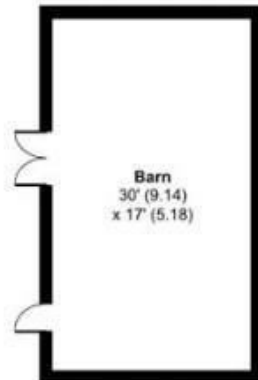
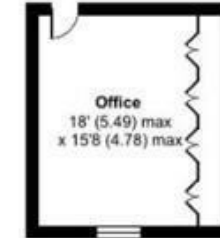
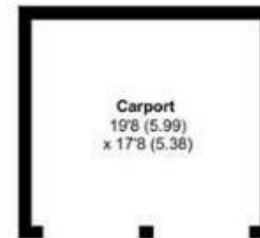
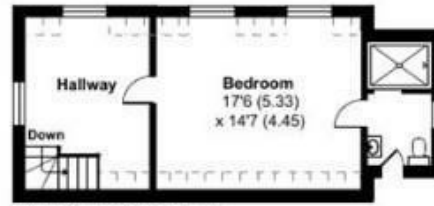
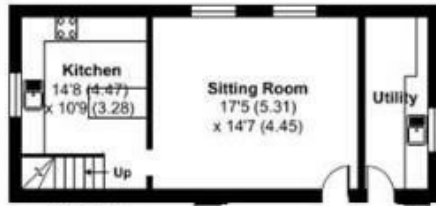
Annexe = 935 sq ft / 86.8 sq m

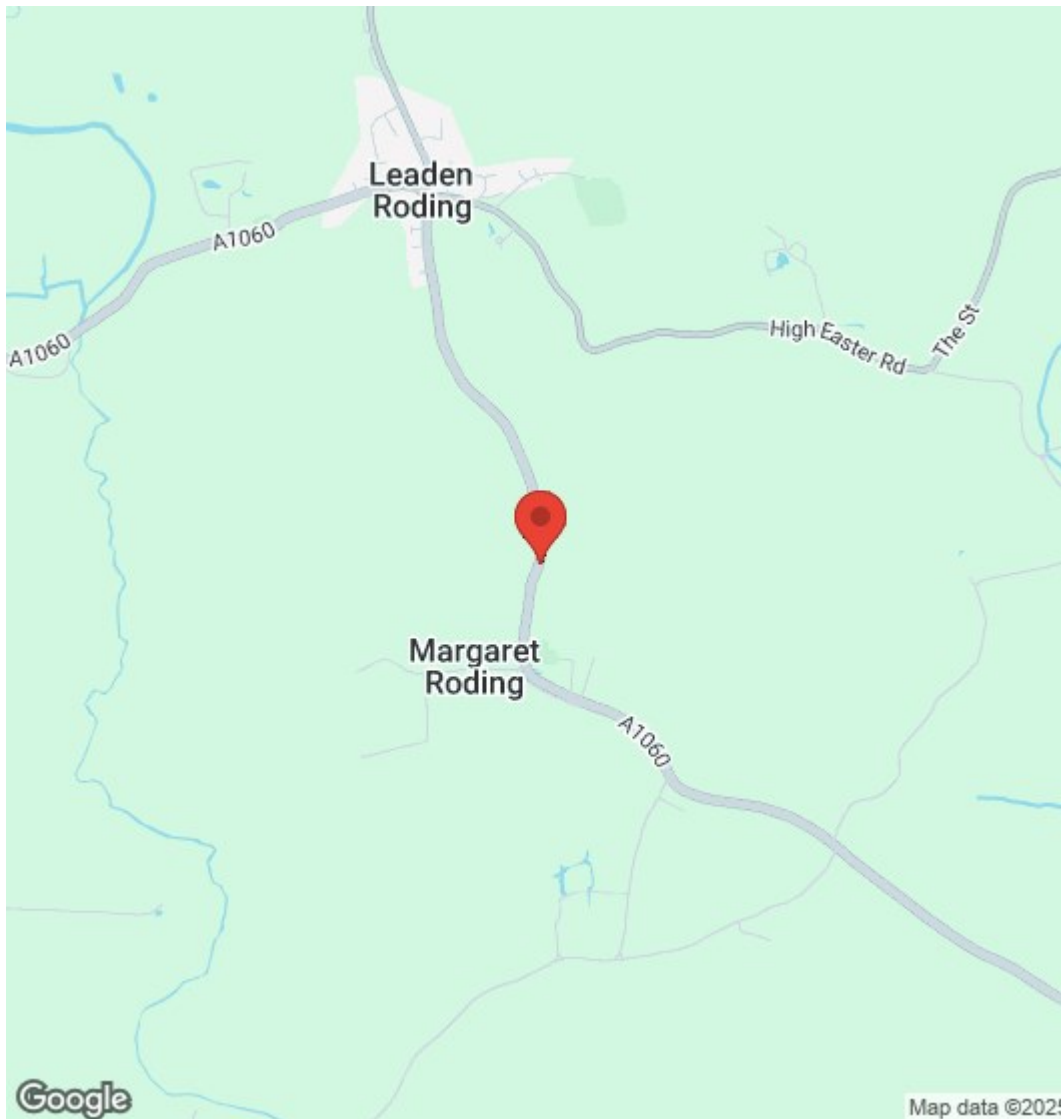
Outbuildings = 2054 sq ft / 190.8 sq m

Total = 8766 sq ft / 814.3 sq m

For identification only - Not to scale

Denotes restricted
head height





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(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		
		59
	33	
England & Wales		
	EU Directive 2002/91/EC	

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

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