

Beresfords Est 1968



Beresfords

Asking Price £1,250,000

Freehold | 4 Bed | 3 Bath | House | Detached | Council Tax Band G | EPC C | Ref NBC231137

High Cross Lane, Little Canfield, CM6 1TG

This stunning farmhouse-style, timber-framed family home occupies a desirable semi-rural setting and enjoys far-reaching views across the surrounding countryside. Individually commissioned and constructed to an exceptional standard approximately 12 years ago by a highly regarded local developer, the property successfully combines the character and charm of a traditional farmhouse with the benefits of modern construction and contemporary living.

Offering four generous double bedrooms, the beautifully proportioned accommodation has been thoughtfully designed to create a seamless balance between practicality and style. Large windows throughout flood the home with natural light, enhancing the sense of space and providing a bright, airy, and welcoming atmosphere.

The property boasts well-planned living spaces ideally suited to modern family life, while retaining a warm and inviting feel. High-quality finishes, attractive architectural details, and carefully considered design features are evident throughout, resulting in a home of both character and distinction.

Nestled within a beautiful countryside setting, this exceptional residence combines rural tranquillity with modern convenience, creating an ideal family home for those seeking space, comfort, and breathtaking surroundings.



Scan the QR code for full details and key information on this property.





Beresfords



Beresfords



Beresfords



Beresfords

Beresfords - Great Dunmow Sales

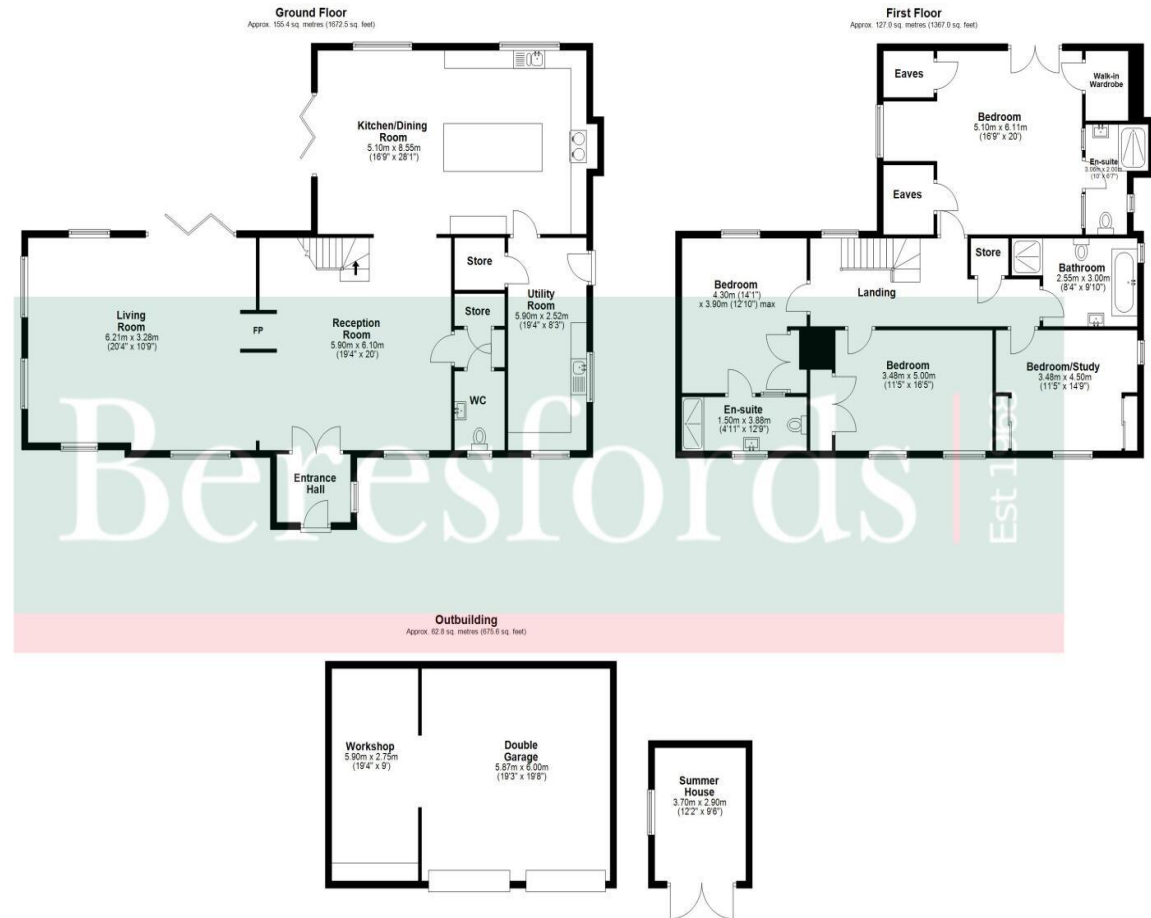
Beresfords Residential
27-31 High Street
Great Dunmow
Essex
CM6 1AB

T: 01371 876 868

E: dunmowsalesdept@beresfords.co.uk

www.beresfords.co.uk

Score	Energy rating	Current	Potential
92+	A		93 A
81-91	B		
69-80	C	77 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Total area: approx. 345.1 sq. metres (3715.1 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/closet space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.

© @modestphoto (www.modestphoto.co.uk)
Plan produced using PlanIt 3.0

Little Canfield

Our established contacts mean that we can recommend professional local conveyancers to buyers. If we do, we may receive a referral fee of up to £250 from the company we recommend.

Consumer Protection from Unfair Trading Regulations 2008 and the Business Protection from Misleading Marketing Regulations 2008: Every effort has been made to ensure that consumers and or businesses are treated fairly and provided with accurate material information as required by law. It must be noted however that the agent has not tested any apparatus, equipment, fixture, fittings or services and does not verify they are in working order, fit for their purpose, or within the ownership of the seller or landlord, therefore the buyer or tenant must assume the information given is incorrect. Neither has the agent checked the legal documentation to verify the legal status of the property. A buyer or tenant must assume information is incorrect until it has been verified by their own solicitors or other advisers. Nothing concerning the type of construction, condition of the structure or its surroundings is to be implied from any image of the property