




Mudwall Farm

Bishops Green, Barnston, Essex



BNP PARIBAS GROUP 

A charming Grade II Listed farmhouse with beautiful gardens, in a rural position overlooking open countryside.

A period family home with a wealth of character features, in delightful gardens, set within a rural position just outside the villages of Barnston and High Easter.



3 RECEPTION ROOMS



3 BEDROOMS



2 BATHROOMS



TRIPLE CARTLODGE



0.7 ACRES



FREEHOLD



RURAL/VILLAGE



2,631 SQ FT



OFFERS IN EXCESS OF £800,000

The property

Mudwall Farm is a pretty timber framed farmhouse of plastered elevations under a plain tiled roof of medieval origins, now listed Grade II as being of architectural and historical importance.

The ground floor has three comfortable reception rooms of similar proportions, all of which run from the front to the rear, welcoming plenty of natural light. There is a sitting room in which to relax, and a study with its brick-built fireplace, fitted with a log burner. Additionally, the impressive formal dining room has a vaulted, double-height ceiling and a grand original fireplace with a stove. Also on the ground floor, the well-equipped kitchen has fitted units to base and wall level, and space for other necessary appliances. Adjoining the kitchen, the well-proportioned utility room provides further space for home storage and appliances.

Upstairs there are three bedrooms, all of which have built-in storage, including the generous principal bedroom which has windows to both the front and

rear. The first floor also has a family bathroom with an over-bath shower, while the ground floor has a useful additional shower room.

Outside

Mudwall Farmhouse is set within beautiful and extensive gardens, which back onto open fields, creating a sense of peace and tranquillity. The gardens are set mostly to the front of the house, taking advantage of the south-facing aspect, which welcomes plenty of sunlight throughout the day. The gardens include a patio area at the front of the house, which is ideal for al fresco dining, with a far-reaching lawn beyond, dotted with various mature trees and wildflowers. The gardens also feature a children's climbing frame and a garden store, while towards the end of the plot there is a vegetable garden with raised beds. Parking is available on the gravel driveway at the front of the property, where there is also access to the detached triple cart lodge.



Location

Mudwall Farm sits in well screened mature gardens amongst the unspoilt open countryside of mid Essex, just 3 ½ miles south of Great Dunmow. Everyday amenities are available locally in the delightful historic market town of Great Dunmow, with its high street of independent stores and larger supermarkets. A broader range of shopping, entertainment and commercial facilities can be found at the towns of Bishops Stortford and Chelmsford, 12 miles away. Bishops Green is well positioned for transport and communications. Stansted railway station and Chelmsford railway station provide a regular service to London Liverpool Street, whilst the A120, linking the M11 at Bishops Stortford and the A12 at Marks Tey, is just 2 ½ miles to the north. Stansted Airport caters for domestic flights and international destinations beyond. The county of Essex is distinguished by its open undulating farmland and provides a broad range of leisure pursuits; including a number of local golf clubs and the Essex coast, offering extensive walks, bird watching and sailing.

Distances

- Great Dunmow 3.2 miles
- Felsted 5.3 miles
- Braintree 11 miles
- Chelmsford 12 miles
- Bishops Stortford 12 miles

Nearby Stations

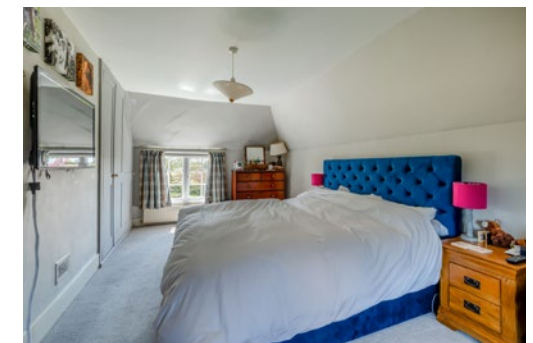
- Chelmsford
- Bishops Stortford

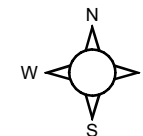
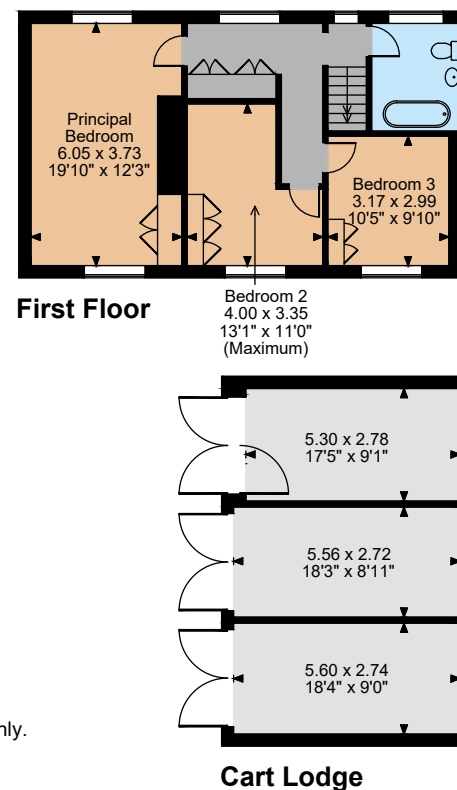
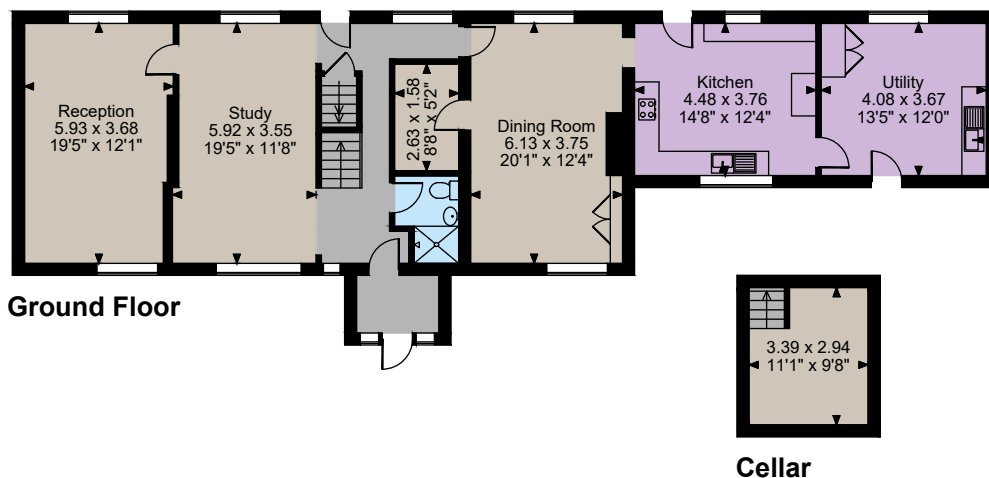
Key Locations

- The Spotted Dog Public House
- Hylands House and Estate

Nearby Schools

- Felsted Primary School
- Felsted School
- King Edward VI Grammar School
- Chelmsford County High School for Girls
- St Anne's Prep
- St Cedd's





The position & size of doors, windows, appliances and other features are approximate only.
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Floorplans

Main House internal area 2,126 sq ft (198 sq m)
Cart Lodge internal area 505 sq ft (47 sq m)
Total internal area 2,631 sq ft (244 sq m)
For identification purposes only.

Directions

CM6 1NF

what3words: ///lend.alarm.motorist - brings you to the driveway

General

Local Authority: Uttlesford District Council

Services: Mains water and electricity. Oil fired central heating. Private drainage which we understand from the vendor does not comply with the regulations.

Mobile and Broadband checker: Information can be found here <https://checker.ofcom.org.uk/en-gb/>

Council Tax: Band G

EPC Rating: F

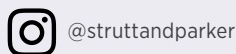
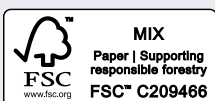
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Chelmsford

Coval Hall, Rainsford Road, Chelmsford CM1 2QF

01245 254600

chelmsford@struttandparker.com
struttandparker.com



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