

The Street,  
Little Waltham



Strutt  
& Parker

Land and property. Since 1885.

A substantial family home combining contemporary luxury with period features, set within secure gated grounds in a sought-after village location on the outskirts of Chelmsford.

#### The Property

A well-presented residence offering over 3,300 sq ft of light-filled accommodation arranged over two generous floors. The property combines contemporary styling with period character, including exposed timber beams, complemented by light, modern interiors throughout.

The property opens into a generous reception hall, which provides access to the main ground-floor living areas, including the open-plan kitchen and breakfast room. This bright and welcoming space is fitted with bespoke cabinetry, a central island with breakfast bar, and integrated appliances. This space flows into a glass-roofed conservatory with bi-fold doors opening onto the garden, creating an excellent area for everyday living and entertaining. The dining room offers a more formal setting, featuring a timber-beamed ceiling and access to the garden, while the sitting room is a particularly impressive space, centred around a slate-clad fireplace and providing a generous additional reception area. Further ground-floor accommodation includes a study, a bar and games room, a utility room with access to the integral garage, and a cloakroom.

On the first floor, there are five well-proportioned bedrooms. The principal bedroom includes a dressing area and a striking en suite bathroom with freestanding bath. Two further bedrooms benefit from en suite facilities, while the remaining two are served by a shared shower room with access from both bedrooms.



#### Outside

Approached via a gated entrance leading to a block-paved driveway providing parking for multiple vehicles and access to a double garage. Above the garage is a versatile space currently used as a home office and playroom. To the rear, the landscaped garden includes a large stone terrace for outdoor dining and seating, leading onto a level lawn bordered by mature trees, hedging, and a feature built-in BBQ.

#### Location

This family home is well positioned within the sought-after village of Little Waltham, located north of Chelmsford city centre. The village offers a good range of everyday amenities including a popular public house, village hall facilities, places of worship, a doctor's surgery with pharmacy, and well-regarded local primary schooling, all set within attractive countryside alongside the River Chelmer. Chelmsford provides a much wider selection of shopping, restaurants and leisure facilities, while neighbouring villages such as Great Waltham, Broomfield, and Boreham are also easily accessible. The area is particularly well served by independent schools, including New Hall, Felsted, Brentwood and Elm Green Preparatory.

Transport connections are excellent. Chelmsford railway station offers frequent direct services to London Liverpool Street (35 minutes), as does the new Beaulieu Park mainline station (40 minutes to London Liverpool Street), making it ideal for commuters. Road users benefit from easy access to the A1060 and A131, which link to the A12 for London, Colchester and the wider Essex countryside, while regular bus services connect Little Waltham with Chelmsford and surrounding villages. With the A120 providing easy access to nearby Stansted Airport (15-20 mins) and the M11.

Postcode region: CM3

#### General

Local Authority: Chelmsford City Council  
Services: All mains services connected.  
The house is fitted with solar panels.  
Council Tax: Band F  
EPC Rating: D  
Mobile and Broadband checker: Information can be found here <https://checker.ofcom.org.uk/en-gb/>

3,373 sq ft (313 sq m)

5 reception rooms

5 bedrooms

4 bathrooms

Double garage

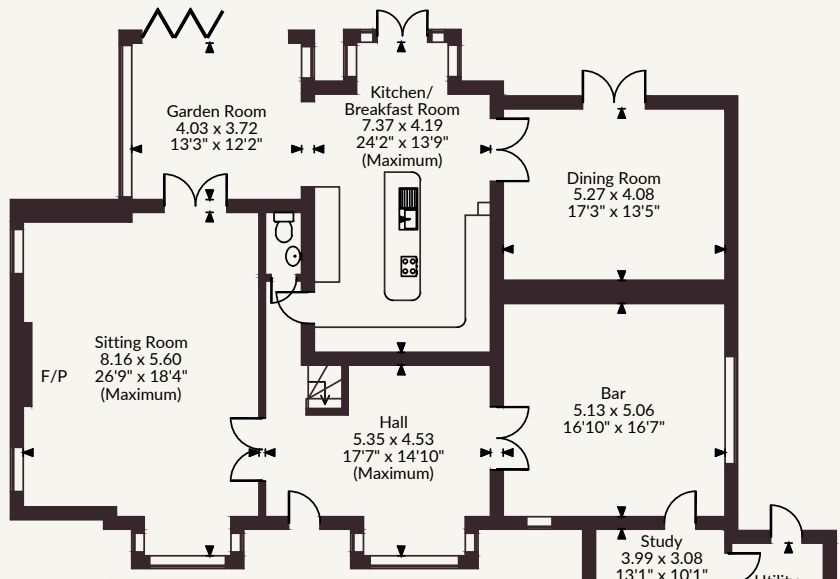
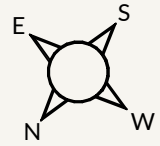
Freehold

Village

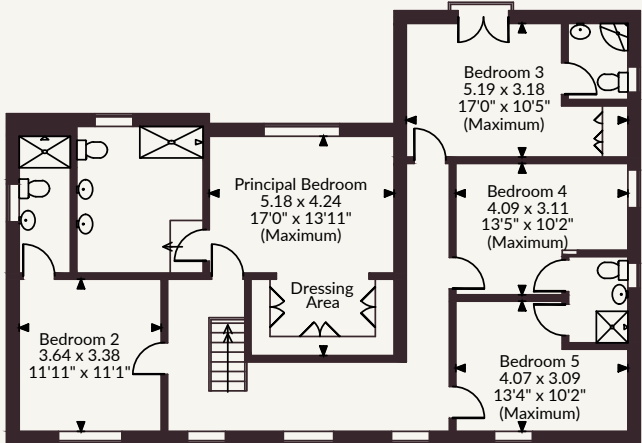
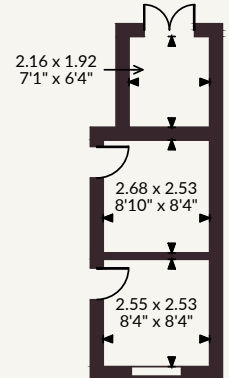
Offers over £1,250,000



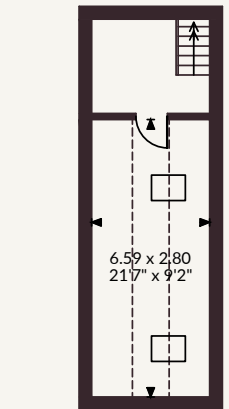
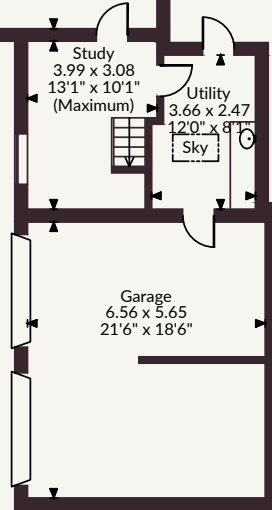
The Street, Little Waltham, Chelmsford  
 Main House internal area 3,373 sq ft (313 sq m)  
 Garage internal area 399 sq ft (37 sq m)  
 Outbuilding internal area 197 sq ft (18 sq m)  
 Total internal area 3,969 sq ft (369 sq m)



Ground Floor



First Floor



Floor Above Garage

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE  
 The position & size of doors, windows, appliances and other features are approximate only.  
 ☐☐☐ Denotes restricted head height  
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## Strutt & Parker Chelmsford

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