

RESIDENTIAL SALES
LETTINGS & PROPERTY
MANAGEMENT

COWLING & PAYNE



Spring Cottage, Downham
Asking Price £900,000

This detached three-bedroom property is offered for sale in the sought-after village of Downham, on the outskirts of Billericay. Providing flexible accommodation over the ground floor, it features two reception rooms, including a second reception room/study that is ideal for home working or a playroom. A conservatory extends the living space and offers views over the garden, while a separate utility room supports the main kitchen area, helping to keep household tasks neatly organised.

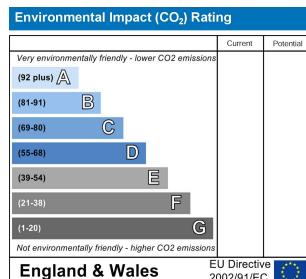
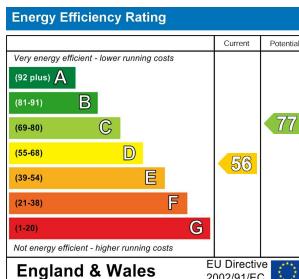
The layout also includes two bathrooms, one of which is a ground floor WC with shower, offering additional convenience for families and visiting guests. The combination of reception space, bedrooms and ancillary rooms makes this home well suited to families seeking a practical and comfortable base in a village setting.

The first floor consists of the 3 bedrooms and family 4 piece bathroom.

Outside, the property benefits from off-street parking and a garage. The rear garden is unoverlooked with rear access into the garage. The garden features lawn and patio areas with tree-lined and shrubbed borders ensuring privacy.

Downham benefits from a semi-rural feel while still offering access to nearby Billericay and Wickford for a wider range of shops, cafés and everyday amenities. Local countryside walks and open green spaces are easily accessible, making the area attractive to those who appreciate outdoor pursuits.

For commuters, Billericay station is within driving distance, providing regular services to London Liverpool Street in around 30–35 minutes, as well as routes towards Shenfield and Southend. Road connections are straightforward, with access to the A127 and A12 for travel across Essex and towards the M25. Local schools and facilities in Billericay and surrounding villages serve the area, supporting its reputation as a convenient location for family living.



ENTRANCE HALL

RECEPTION ROOM/STUDY

LOUNGE/DINER

KITCHEN/DINER

UTILITY ROOM

GROUND FLOOR WC & SHOWER

CONSERVATORY

FIRST FLOOR LANDING

BEDROOM ONE

BEDROOM TWO

BEDROOM THREE

FOUR PIECE BATHROOM

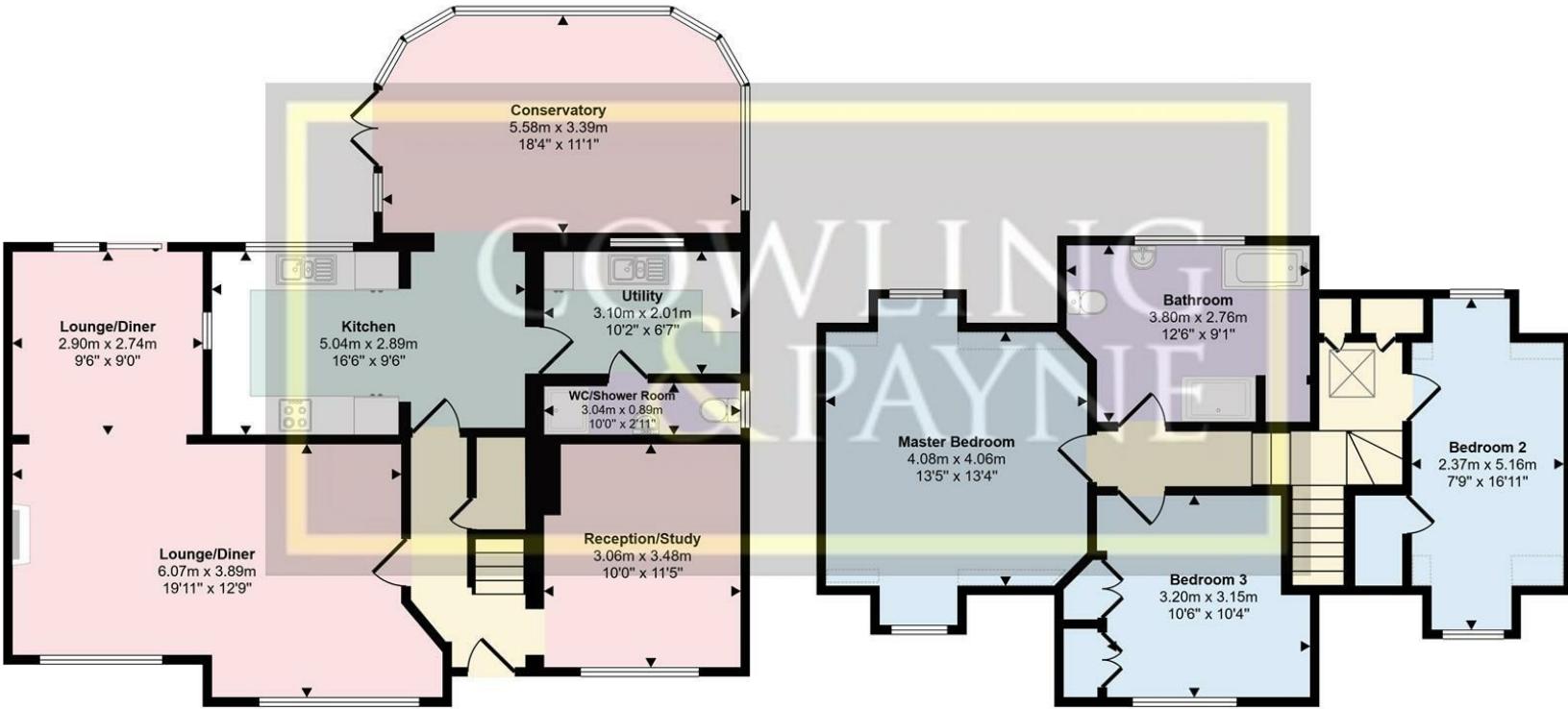
PRIVATE REAR GARDEN

GARAGE

OFF STREET PARKING

FRONT GARDENS

Approx Gross Internal Area
156 sq m / 1678 sq ft



Ground Floor

Approx 94 sq m / 1007 sq ft

Denotes head height below 1.5m

First Floor

Approx 62 sq m / 670 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.

