



London Road, Stanford Rivers, CM5

BUTLER & STAG





**Tucked away behind post and rail fencing, this beautifully presented and recently refurbished five-bedroom detached home sits on an impressive 0.6-acre plot, approached via a sweeping gravel driveway providing generous off-street parking and access to a detached double garage.**



## Freehold

- Detached Family Home
- Five Bedrooms/Four Bathrooms
- Stunning Throughout
- Games Room/Cinema Room
- Countryside Views
- South Facing Garden

The property has undergone a significant programme of refurbishment in recent years, creating a home of exceptional quality, comfort, and contemporary style. The accommodation offers five luxurious en suite bedrooms and a wealth of premium features, including underfloor heating throughout most areas, a recently installed Valiant boiler, Elson pressurised water system, Sonos sound system, and air conditioning units. The bespoke German 'Häcker' kitchen is a true focal point, fitted with Neolith porcelain worktops and Siemens integrated appliances, including a hot tap, and complemented by bi-folding doors offering uninterrupted views of the Roding Valley countryside.

A welcoming entrance is reached via porcelain-tiled steps leading to double front doors that open into a central hallway with a striking slate feature wall. A glass balustrade staircase adds to the modern feel and leads to the first-floor galleried landing.

The ground floor offers a generous and bright lounge with a square bay window, a sleek glass media wall, inset display niches, and a modern gas fire. The open-plan kitchen/breakfast/snug area is ideal for family life and entertaining, flowing through to a vaulted dining room with French doors opening onto the rear patio. A hidden utility room echoes the kitchen's high-end design and provides ample laundry space. Additional ground floor rooms include a versatile playroom (formerly a gym), a stylish cloakroom, a dedicated study with garden views, and a spacious guest suite with its own en suite shower room.

Upstairs, the principal bedroom suite is a true sanctuary with Juliet balcony framing panoramic countryside views, a glamorous en suite bathroom, and a dedicated storage cupboard housing the boiler. Three additional double bedrooms each enjoy their own modern en suite facilities.









## London Road

Approx. Gross Internal Area 445.5 sq. metres (4795.2 sq. feet)

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Measurements are approximate and for illustration purposes only. While we do not doubt the accuracy and completeness, we advise you conduct a careful independent assessment of the property to determine monetary value  
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IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.