Whirledge &Nott

Land • Property • Development

Detached: Beauchamp Roding, Ongar | Monthly £3,150

CHELMSFORD OFFICE

For further information or to arrange to view this property please call

01245 231123

Hornets Farmhouse is a bright unusual 4 bedroom detached property set in the village of Beauchamp Roding. with views overlooking adjoining farmland.

Beauchamp Roding is a village in the civil parish of Abbess Beauchamp and Berners Roding in the Epping Forest District of Essex.

Despite its rural character, Beauchamp Roding is relatively accessible. It lies within driving distance of larger towns such as Chelmsford, Chipping Ongar and Harlow, and London is reachable within an hour, making it an appealing location for those seeking countryside living with access to urban amenities.

Beauchamp Roding is well positioned for both rail commuting and air travel, with several major stations and Stansted Airport all within roughly a 15–25 minute drive. This makes it a practical rural location for access to London and international travel while retaining its quiet countryside setting. The nearest station is Harlow with direct trains to Liverpool Street (35 minutes),

There are several primary schools within 2-3 miles, with the nearest

RICS®

secondary school being The Ongar Academy, and also the Chelmsford grammar schools within a 15-20 minute drive.

DETAILS

LOCATION

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The property is located in a rural position off a private lane accessed from School Lane, with easy access to the B184 Dunmow Road. The house is set on it's own with attractive gardens and a large pond, with pleasant rural views.

ACCESSIBILTY

Whilst rural the property provides good links to the A414 or the A1060 with easy access to the M11, or in the other direction Chelmsford and the A12.

THE PROPERTY

The accommodation has oil fired central heating and hot water supplied by the AGA. It is set over two floors and comprises:-

Ground Floor

Covered porch area with entrance door leading to wooden floored hallway with doors off to kitchen and lounge. There is also a separate door leading directly to the cloakroom, utility & snug.

- **Lounge/Dining Room** - (20'9 x 13') / (11'11 x 10'10) - Light & airy room with views over the pond, garden and surrounding fields and patio doors leading to the garden. Log burner and radiators.
- **Kitchen/Breakfast Room** (20'10 x 12') - Tiled flooring with lots of storage cupboards and worktop space. Fridge, built in oven and microwave, small ceramic hob, oil fired AGA. Doors leading to -
- **Garden Room** - (20'11 x 12'1) - Lovely bright room with doors leading to the garden & patio area
- **Cloakroom** - Wash hand basin & WC
- **Utility Room** - (18'5 x 12'8) - Plenty of storage cupboards, boiler, top loader washing machine and tumble drier, sink with drainer. Door to garden and door leading to -
- **Snug/Office** - (18'5 x 7'5)

(There is a disabled lift in the hallway).

A feature spiral staircase leads to the -

First Floor

- **Bedroom 1** - (16'6 x 11'2) - Windows overlooking garden, pond & fields, built in wardrobes
- **Bedroom 2** - (14'10 x 11'1) - Windows overlooking garden and pond
- **Bedroom 3** - (13'1 x 9'7) - Windows overlooking side garden & fields, built in wardrobes
- **Bedroom 4** - (11'1 x 7'10) - Windows overlooking garden, pond & fields
- **Family Bathroom -** Walk-in shower, WC, basin & bidet
- **Shower Room** - Shower, WC & basin

EXTERNALLY

There is a large garden surrounding the property with views over the pond and the surrounding fields, with a patio area accessed from the garden

room.

A large shingle area to the front of the property affords parking for several cars & leads to the detached double garage.

There is also a small barn/shed (23'10 x 16'9) for storage of garden items at the side of the property.

LEGAL

NOTICE

Whirledge & Nott does not have any authority to give representations or warranties in relation to the property. These particulars do not form part of any offer or contract. All descriptions, photographs and plans are for guidance only and should not be relied upon as statements or representations of fact. All measurements are approximate. No assumption should be made that the property has the necessary planning, building regulations or other consents. Whirledge & Nott has not carried out a survey nor tested any appliances, services or facilities.

VIEWING

Strictly by appointment Viewing of the property is entirely at the risk of the enquirer. Neither Whirledge & Nott nor the vendor accept any responsibility for any damage, injury or accident during viewing.

SERVICES

We understand that mains water and electricity are connected. There is oil fired central heating and private drainage.

COUNCIL TAX BAND

The property is assessed as Council Tax Band E

EPC

The property is classed as Band C

TERMS

The property is to be let on an Assured Shorthold Tenancy. A five week deposit is required and will be held in accordance with the terms of the Tenancy Deposit Scheme. Rent will be paid monthly in advance by standing order.

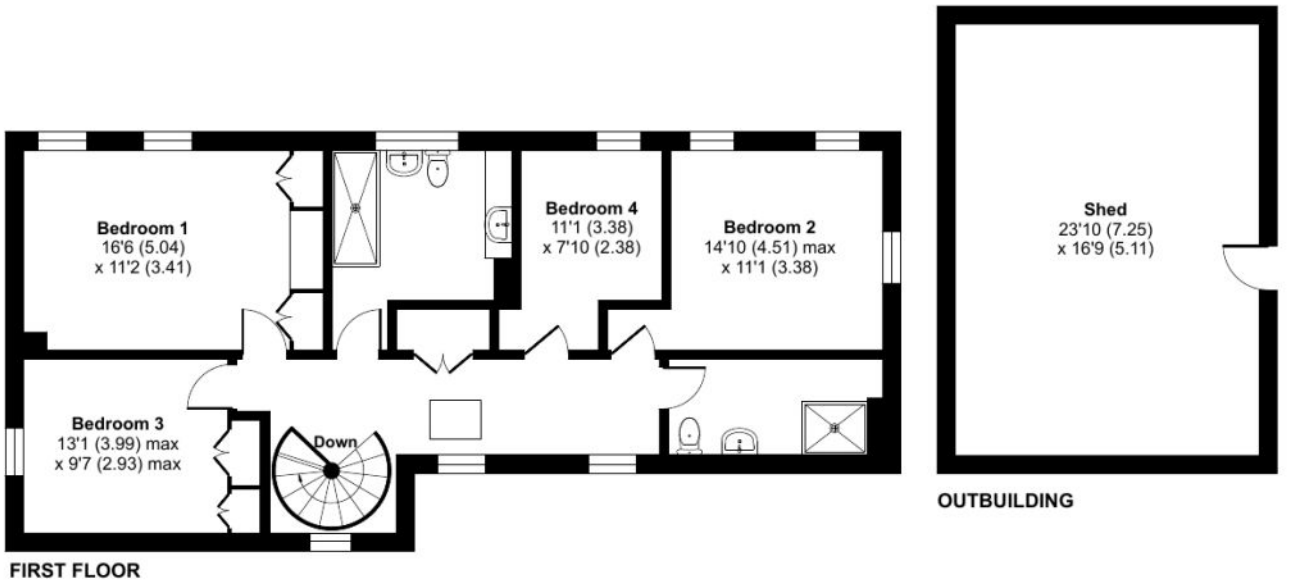
REFERENCES

The tenant will be required to provide Whirledge and Nott with the necessary

details for referencing. Referencing will include credit checks and all character and employer references.

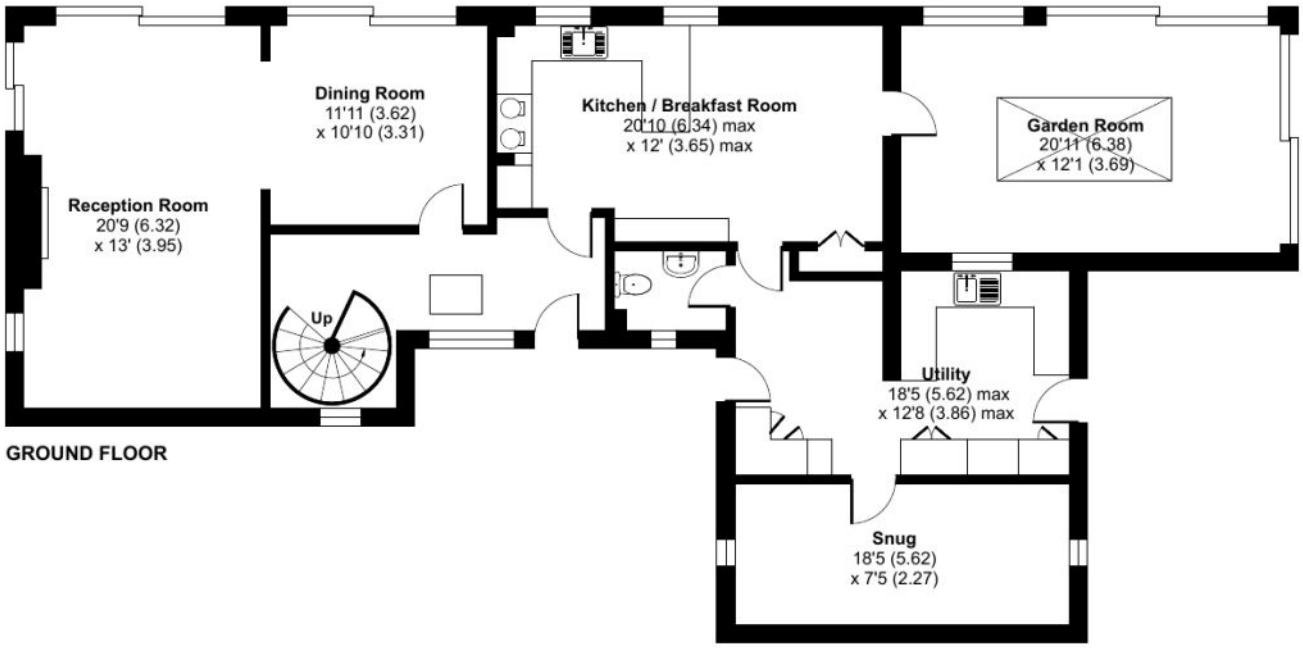
Hornets Farm, Beauchamp Roding, Ongar, CM5

Approximate Area = 2391 sq ft / 222.1 sq m
Outbuilding = 399 sq ft / 37 sq m
Total = 2790 sq ft / 259.1 sq m
For identification only - Not to scale



FIRST FLOOR

OUTBUILDING



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026
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