



AUTUMN 2015

EXQUISITE™ ESSEX

THE ULTIMATE LIFESTYLE GUIDE, EXCLUSIVELY FOR SELECTED GUESTS AND RESIDENTS

LUXURY DEVELOPMENT

WOODLANDS

the development

Woodlands is a stunning development which is enveloped in breath-taking countryside and adjacent Woodland.

The houses are finished to a superb standard and come complete with top of the range integrated appliances.

Occupying a sought after position that allows residents to benefit from the neighbouring villages' amenities and transport links into London, with only four remaining this is truly an opportunity not to be missed.



what our buyers say

"Having recently moved into the Woodlands development I can only say how pleased I am that I did. The house is spectacular and the neighbours simply fantastic. Woodlands is well situated so that I am in easy reach of both Writtle and Ingatestone villages but far enough to still enjoy the peace and tranquillity of the countryside. I would most certainly recommend the development for both families and individuals alike. It is a pleasure to live here."

M-G Melon

BEST FOR FAMILIES

The development is the perfect setting for family living. The best of both worlds, nestled in a beautiful rural location, between Ingatestone and Writtle but close to city life in Chelmsford, boasting one of the top grammar schools in the county. Plenty of fabulous family activities to explore, ranging from museums to the idyllic Hylands Park.



on the market



PLOT 5
£1,400,000

PLOT 6
£1,395,000

PLOT 8
£1,195,000

the surroundings

The development lies between the villages of Ingatestone and Writtle.

SCHOOLS

WRITTLE
Writtle Infants
Writtle Juniors
Hylands Senior School

Ingatestone Infants
Anglo European School

CHELMSFORD
King Edward VI
Grammar School

Chelmsford County
High School for Girls

SHOPS

Local food shops, delis, pubs, hairdressers and clothes shops are all in easy access in addition to award winning restaurants.

TRANSPORT

A short drive from Woodlands are the villages of Ingatestone and Writtle, both noted for their local restaurants, shops and picturesque scenery.

BY RAIL:

Ingatestone rail station (direct to London Liverpool Street)
Chelmsford rail station (direct to London Liverpool Street)

BY ROAD:

Close by road links include: A12, M11, M25

Focus on: PLOT 7 £1,275,000



SPECIFICATION

- Drawing Room
- Dining Room
- Kitchen/Breakfast
- Utility
- Orangery
- Six Bedrooms
- Garden and Private Ancient Woodland

contact

There are now only four of these beautiful properties remaining, please contact 01277 632948 for more details or to arrange a viewing.



WOODLANDS

HIGH WOOD ROAD | EDNEY COMMON | CM1 3PX

What could be better than escaping the hustle and bustle of the city with a 30 minute train journey to a stunning family home, set within some of the most picturesque countryside Essex has to offer.

Woodlands is an exclusive luxury development consisting of fifteen high specification homes. Nestled within the beautiful hamlet of Edney Common this superb development offers a variety of traditional house types. Each home is finished and considered to the highest level possible. Woodlands is one of few luxury sites that benefits from such idyllic surroundings, yet is perfectly placed for easy and convenient transport links into London.

Prices ranging from **£1,195,000 - £1,400,000**

ONLY 4 REMAINING

SHOW HOME OPEN Thursday - Sunday 10am-5pm

For more information, please contact **Beresfords:**

Ingatestone **01277 350505** • Writtle **01245 420880**

www.beresfords.co.uk

A commutable location

Chelmsford		London Liverpool Street 34 minutes*
Ingatestone		London Liverpool Street 29 minutes*

*Based on times provided by TFL