

residential property specialists

making property
dreams
come true

FennWright

More than 200 years of experience and advice in property

Fenn Wright is an independently owned partnership of chartered surveyors, estate agents and property consultants, established in 1768, and based in the East Anglian region.

We provide comprehensive agency and professional property service across a broad spectrum; from our residential and commercial teams to our surveying, planning & design and agricultural consultancy.

We employ the best people who are friendly and professional because we know that buying and selling property can have its stressful moments!

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With offices in Chelmsford, Witham, Colchester and Ipswich, we dominate the A12 corridor, and our residential agency team has an **unrivalled reputation** for providing **quality advice** and marketing. Over **many years** our clients have continued to utilise our services on the basis of **trust** and **recommendation**.



Town and Country Houses

We specialise in the sale of town and country houses in Essex and Suffolk and our experienced team provides a bespoke, personal service. Our varied residential portfolio includes impressive townhouses, large country houses, cottages and village properties.

Equestrian Properties

Our dedicated Country & Equestrian division, based in Witham, features an experienced and highly knowledgeable team specialising in country and equestrian properties in Essex, Suffolk, East Herts and South Cambs.

Land and New Homes

We act for many local land owners, as well as regional and national developers, and we specialise in the marketing of new homes. Our Residential Development Team has a wide range of expertise, from planning representations and strategic advice to the sale and acquisition of development land. We also provide expert advice on the sale and marketing of new developments and have a successful track record executed by experienced teams on behalf of developers throughout Essex and Suffolk.

Lettings

With specialist lettings teams in all our offices, we are able to deal efficiently with all aspects of residential property management and lettings in Essex and Suffolk.



Selling?

“We are able to react swiftly to changes in market conditions and make sure that your property is put in front of the right target audience”



For some sellers there are just two questions; what do you think my house is worth and how much will you charge to sell it? Most of our clients over the years have been sophisticated enough to think about value for money rather than just ‘who is the cheapest?’ We aim to quote you a very competitive fee which reflects activity in the local market but we are not likely to be the cheapest quote in town. As with many purchasing decisions in life, the cheapest option often involves unacceptable compromises in quality, and quality is what we care about. It is often said that one of the most stressful experiences in life can be moving home so it is essential that you are in professional hands. The specifics of what we charge on a “no sale no fee” basis will be discussed when a member of our team visits your home.

At Fenn Wright we have excellent local knowledge and many years of experience so why not ask us for a free pre-marketing appraisal? We are a Chartered Surveyor firm with a huge database of local property transactions at our disposal. We don’t set out to overvalue just so that we can win your instructions to sell but, rest assured, our aim is to achieve the best possible price.

We do this through intelligent marketing. The consistently excellent client feedback we receive helps us to make sure that we keep delivering. Any agent competing for your business must be sure that they are reaching the widest possible audience and have the calibre of staff available to handle enquiries on your property with professionalism. The internet is fast becoming the most important medium for marketing your home; presentation is crucial and high quality photography both inside and out is a must. Intelligent description of your home’s selling features, floor plans where appropriate and a clear location map all open the door to a potential viewing. The top three property websites in the UK are:

- rightmove.co.uk
- primelocation.com
- propertyfinder.com

Your agent should be on at least one of these but the other two will also have significant numbers of unique viewers. Instruct Fenn Wright and your home will be marketed on all three. We will also ensure your property is on other websites such as The Times, Virgin Media, Yahoo!, Tiscali, MSN, UpMyStreet, and Orange.

We believe that our database of potential buyers is second to none. From local to London based, national to international, our marketing attracts buyers to us in numbers which rival any estate agency business in the country. We have a web-based bespoke agency database which means we can email full property particulars to a potential buyer’s PC instantly or send an SMS message if preferred; when buyers request information by post they also receive full colour brochure information.

Press advertising is an essential part of the marketing mix and we ensure that any advertising we undertake to promote a client’s property is extensive, prominent and in colour in the key local publications. Our own magazine ‘Residence’ is circulated to hundreds of strategic locations and our estimated potential readership is 10,000. Our media consultant will also secure editorial coverage in local and national newspapers wherever possible on certain properties.

Our residential offices are all very well located in the towns they service, and we therefore generate a great deal of business from buyers calling in, especially at weekends. This means better exposure for your property and we are open 7 days a week.



Buying?

Our team of experienced negotiators are here to help you find the home of your dreams, whether you are looking for a contemporary apartment in the centre of town, or a period property with land in a picturesque village. We offer a sophisticated web-based database which enables us to send property details direct to your PC as soon as a property comes to market, if you choose to receive details by post we make sure they are dispatched promptly. Once we have found you the right property we will help with every stage of the purchase: liaising between you, your solicitors and the vendor's solicitors to ensure that the process is completed as smoothly and efficiently as possible.



“I have no hesitation in recommending Fenn Wright to anybody... This was one fee that I did not begrudge paying.”

“Having dealt with various estate agents over the last 3 decades your firm is in a class all on its own.”

“We are grateful that we had Fenn Wright on our side. Your professional approach shone through.”

“You provided efficiency, professionalism and an understanding of a sometimes difficult situation.”

“In appointing Fenn Wright we found that your claims of customer satisfaction are well founded. We would have no hesitation in recommending you to others.”



don't just take our word for it...



We feel confident that the residential teams we have at all our offices will be able to help you, whether you are selling your existing home, looking for a new home...or both at the same time. For more details on how we can assist, please get in touch to discuss your exact requirements. We look forward to hearing from you.

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