

HOME



Chelmsford
£315,000
3-bed terraced house

Kennet Way

Upon entering the property, you are greeted with a hallway that leads to the various rooms of this well-designed home. The ground floor is highlighted by a generously sized 19'11 kitchen, perfect for family gatherings and entertaining guests. The kitchen is fitted with modern appliances and offers ample storage space for all your culinary needs. The property boasts a modern bathroom suite, complete with a separate W.C. This tastefully designed space provides a tranquil atmosphere and ensures convenience for all members of the household. One of the notable features of this exceptional property is the stunning rear garden, extending an impressive 62ft. This outdoor space provides a peaceful retreat and ample room for outdoor activities, making it an ideal setting for relaxation and enjoyment.

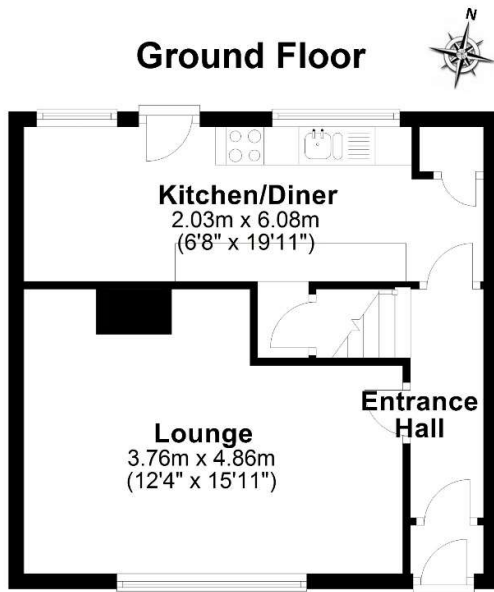
In addition to the wonderful features of this property, Chelmsford itself offers a plethora of attractions and activities. As the county town of Essex, it boasts a vibrant city center with a wide range of shops, restaurants, and entertainment options. History enthusiasts can explore the 15th-century Chelmsford Cathedral, while nature lovers can enjoy the picturesque landscapes of Hylands Park and RHS Garden Hyde Hall.

Chelmsford is renowned for its excellent transport links, with regular train services to London Liverpool Street taking just around 35 minutes, making it an ideal location for commuters.

Chelmsford
11 Duke Street
Essex CM1 1HL

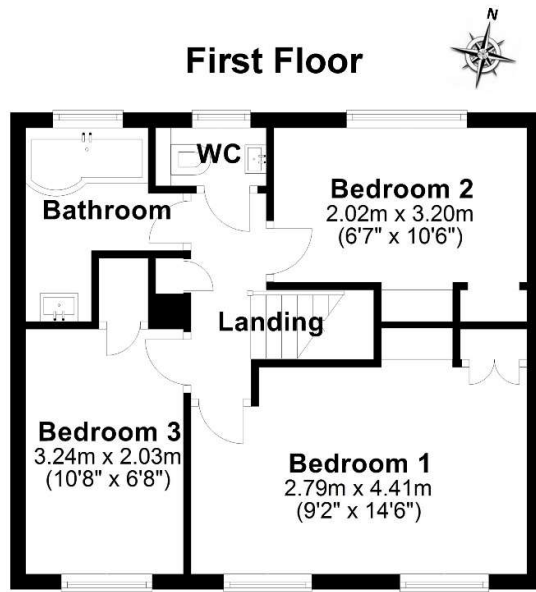
Sales
01245 250 222
Lettings
01245 253 377
Mortgages
01245 253 370

thehomepartnership.co.uk



APPROX INTERNAL FLOOR AREA
35 SQ M 380 SQ FT
TOTAL APPROX INTERNAL FLOOR AREA
74 SQ M 795 SQ FT
This plan is for layout guidance only and is
NOT TO SCALE
Whilst every care is taken in the preparation
of this plan, please check all dimensions,
shapes & compass bearings before making
any decisions reliant upon them.

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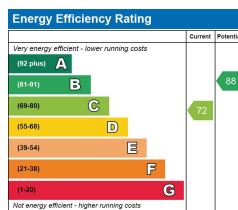
APPROX INTERNAL FLOOR AREA
39 SQ M 415 SQ FT
TOTAL APPROX INTERNAL FLOOR AREA
74 SQ M 795 SQ FT
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Features

- Potential to extend (subject to planning permission)
- Overlooking greensward
- 19'11 Kitchen
- Modern bathroom suite with separate W.C
- 62ft rear garden
- 0.7 miles to Morrisons superstore
- Lawford Mead Primary school catchment
- 0.9 miles to Chelmsford Sports and Athletics Centre
- Walkway location
- Residents parking and garage in nearby block

EPC Rating



The Nitty Gritty

Tenure: Freehold

Band C is the Council Tax band for this property and the annual council tax bill is £1,768.32.

As an integral part of the community, we've gotten to know the best professionals for the job. If we recommend one to you, it will be in good faith that they'll make the process as smooth as can be. Please be aware that a small number of the parties we recommend (certainly not the majority) may on occasion pay us a referral fee up to £200. You are under no obligation to use a third party we have recommended.

Should you successfully have an offer accepted on a property of ours and proceed to purchase it there is an administration charge of £30 inc. VAT per person (non-refundable) to complete our Anti Money Laundering Identity checks.

