

# HOME



**Chelmsford**  
**Guide Price £475,000**  
**3-bed semi-detached house**

## Fairway Drive

Situated within the highly sought after Channels area is this popular 'Addington' design three-bedroom semi-detached house at the previously marketed from new as Eagle Rise, constructed by Messrs Bellway Homes. Inside, the home is beautifully presented throughout with a contemporary colour scheme that perfectly complements the bright and airy rooms. The accommodation comprising an entrance hall, cloakroom, lounge, kitchen/diner with a range of integrated appliances and air conditioning, three bedrooms with the master bedroom having an en-suite shower room and air conditioning. There is also a further bathroom. Outside, there is a block paved driveway and carport to side which has an electric roller shutter door and the most wonderful, landscaped garden to the rear. Other benefits of this home include being close to the Park & Ride bus service for commuters, good access to the A12, A120 & A131 for London, Stansted & Braintree.

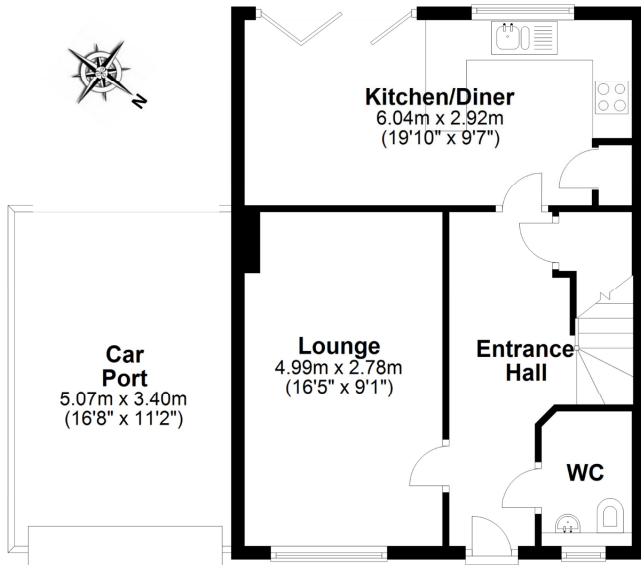
Channels has quickly become one of the most exciting and highly sought after places to live where you can take a calming walk around the nearby golf course and various lakes in the area, as well as access to the acres of landscaped and open space in the neighbouring Beaulieu Park area using the connecting foot and cycle paths.

**Chelmsford**  
**11 Duke Street**  
**Essex CM1 1HL**

**Sales**  
01245 250 222  
**Lettings**  
01245 253 377  
**Mortgages**  
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[thehomepartnership.co.uk](http://thehomepartnership.co.uk)

Ground Floor

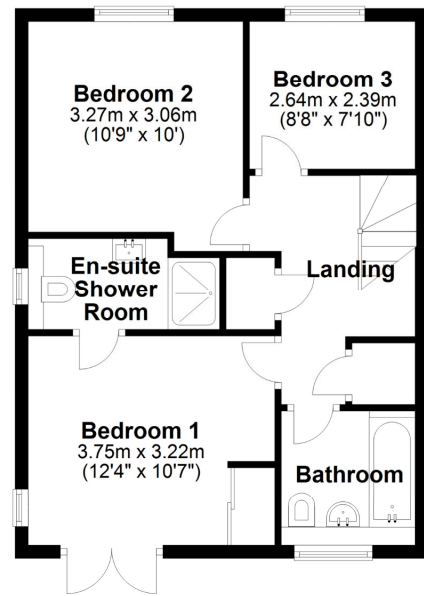


APPROX INTERNAL FLOOR AREA  
47 SQ M 507 SQ FT  
TOTAL APPROX INTERNAL FLOOR AREA  
94 SQ M 1014 SQ FT

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First Floor



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TOTAL APPROX INTERNAL FLOOR AREA  
94 SQ M 1014 SQ FT

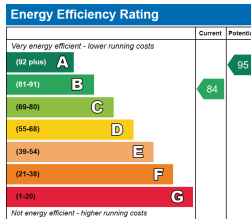
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Features

- Stunning three bedroom semi detached
- Entrance hall with cloakroom
- Lounge
- Kitchen/diner with integrated appliances
- Air conditioning
- Master bedroom with en-suite
- Carport & block paved driveway to side
- Nearby sought after Beaulieu Park school
- Good access to the A12, A120 & A131
- Plenty of nearby open country walks

EPC Rating



The Nitty Gritty

Tenure: Freehold

Band E is the Council Tax band for this property and the annual council tax bill is £2,600.51.

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