



## Flat 10 Hoffmanns Way

, Chelmsford, CM1 1GU

Prices from £245,000



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Communal Entrance

Entrance Hall

Open Plan Kitchen/Living Room

This open plan kitchen is complete with an integrated fridge/freezer, washer/dryer, dishwasher and electric 'Bosch' oven and an induction hob.

Balcony

Bathroom

A luxurious bathroom suite comprising a bath with a shower over, wash hand basin and WC, fully tiled.

Bedroom

A double bedroom offering plenty of light and a window to the side.

Exterior

Allocated Parking

An allocated parking space, with the option to purchase an additional space \*subject to availability.

Cycle Store

Communal Landscaping





## A map snippet from Google Maps showing a location marked with a red pin. The pin is situated on a road labeled 'Hoffmanns Way'. The map includes green areas representing parks or forests and blue lines for water bodies. The Google logo and 'Map data ©2025' are visible at the bottom.

[illegible]

Please contact our Chelmsford Office on 01245 330764 if you wish to arrange a viewing appointment for this property or require further information.

**Energy Efficiency Rating**

Rating	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

EU Directive 2002/91/EC

**Environmental Impact (CO<sub>2</sub>) Rating**

Rating	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		

EU Directive 2002/91/EC

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