HAMILTON PIERS

YOUR LOCAL PROPERTY SPECIALISTS

Old Moors

Freehold
Tax Band: D

Great Leighs, CM3 1GX

Guide Price £340,000

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Hamilton Piers are pleased to offer with NO ONWARD CHAIN this well presented THREE BEDROOM property, boasting a spacious kitchen/diner & BAY-FRONTED lounge plus downstairs cloakroom. Offering an EN-SUITE to master, TWO ALLOCATED parking spaces and a private rear garden. Ideally positioned within the sought after village of Great Leighs - only a few miles from Chelmsford and easy access to its city centre and mainline train station. Call Great Leigh's' property experts to view today!

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Ground Floor:-

Entrance Hall:-
Secure entrance door into hallway with door to cloakroom and lounge.

Lounge:-
13'10" x 11'04" (4.22m x 3.45m)
Double glazed bay window to front, feature fireplace with stone surround, under stair storage cupboard, radiator, door to kitchen and stairs to first floor.

Kichen Diner:-
15'05" x 9'06" (4.70m x 2.90m)
Double glazed window and french doors to rear onto garden, roll edge worktops with stainless drainer sink inset, gas hob with extractor over, matching wall and base units with integrated oven and dishwasher, space for fridge freezer, washine machine, tiled flooring, radiator.

Cloakroom:-
Pedestal hand basin, low level W/C, tiled flooring.

First Floor:-

Landing:-
Doors to bedroom one, bedroom two, bedroom three, family bathroom, airing cupboard and loft hatch.

Bedroom One:-
10'07" x 9'05" (3.23m x 2.87m)
Double glazed window to rear, built in wardrobe, radiator, door to ensuite.

En-Suite:-
Double glazed opaque window to rear, shower, pedestal hand basin, low level W/C, radiator, tiled flooring.

Bedroom Two:-
10'05" x 8'01" (3.18m x 2.46m)
Double glazed window to front, radiator.

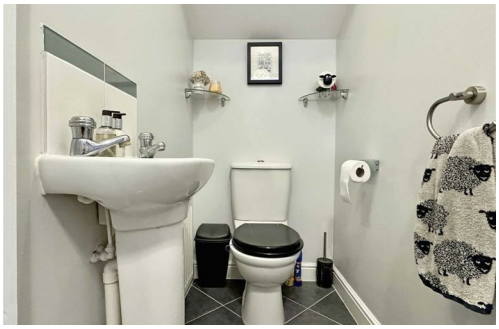
Bedroom Three:-
7'01" x 6'11" (2.16m x 2.11m)
Double glazed window to front, radiator.

Bathroom:-
8'00" x 5'11" (2.44m x 1.80m)
Bath with shower fitting over, low level W/C, pedestal hand basin, radiator, tiled flooring, extractor fan.

Exterior:-

Garden:-
Patio area to immediate rear, stoned seating area, mature shrubs to border with the rest laid to lawn.

Parking:-
Two parking spaces to the rear of the property, with further on street parking available.



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All measurements are a guide only and, therefore, can be approximated in some cases. If purchasing, fixtures and fittings, apart from those mentioned in the particulars, are to be agreed with the seller. Some particulars, please note, may also be awaiting the seller's approval. If clarification or further information is required, please contact us.