



Evelyn Road

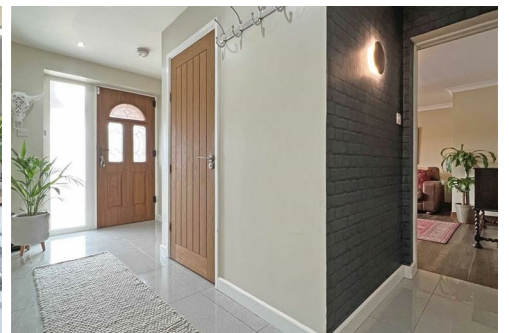
Great Leighs, Chelmsford, CM3 1QQ

Freehold
Tax Band:

Guide Price £450,000



Boasting a 75FT UNOVERLOOKED garden with rolling COUNTRYSIDE VIEWS to the rear, a stunning 25' KITCHEN/FAMILY ROOM and presented in IMMACULATE condition throughout is this EXTENDED two double bedroom semi-detached bungalow. Benefiting from an OUTSIDE OFFICE, driveway parking for 2-3 vehicles and situated in a quiet and sought after SEMI-RURAL village location within close proximity to the A120/M11 & Chelmsford.



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The accommodation, with approximate room sizes, is as follows:

GROUND FLOOR ACCOMMODATION:

ENTRANCE HALL:

Part-glazed entrance door, double storage cupboard, tiled flooring and smooth ceiling with sunken spotlights.

CLOAKROOM:

Low level WC, vanity wash hand basin, radiator, extractor fan, tiled flooring and smooth ceiling.

LOUNGE:

15'09 x 14'31 max to 9'76 (4.80m x 4.27m max to 2.74m)
Double glazed window to front aspect, central log burning fireplace with decorative tiled hearth and feature wooden mantelpiece, radiator, tiled flooring and smooth covered ceiling.

KITCHEN:

17'02 x 11'96 (5.23m x 3.35m)
A series of matching base and wall units, edged work surfaces incorporating double ceramic bowl sinks with central mixer tap and water softener, Rangemaster cooker with five ring gas hob and extractor hood over, space for fridge/freezer, dishwasher and washing machine, floating island, tiled flooring and smooth ceiling with sunken spotlights. Opening to family and dining area.

FAMILY ROOM / DINING AREA:

17'02 x 13'15 (5.23m x 3.96m)
Radiator, tiled flooring and smooth ceiling with sunken spotlights. Bi-folding doors across rear and to side aspect.

INNER HALL:

Airing cupboard (housing tumble dryer), loft access, tiled flooring and smooth ceiling.

MASTER BEDROOM:

12'00 x 9'83 (3.66m x 2.74m)
Double glazed window to rear aspect, radiator, tiled flooring and smooth ceiling.

BEDROOM TWO:

12'89 x 9'86 (3.66m x 2.74m)
Double glazed window to front aspect, radiator, tiled flooring and smooth ceiling.

SHOWER ROOM:

Skylight to vaulted ceiling, enclosed and fully tiled double shower unit, low level WC, pedestal wash hand basin with tiled splash backs, shaver point, radiator, tiled flooring and smooth ceiling with sunken spotlights.

EXTERIOR:

REAR GARDEN:

Unoverlooked and approx 75ft in depth with rolling countryside views to the rear. Commencing with large patio area to immediate rear with steps to a raised lawn area, shrub and tree borders, storage shed and external timber built office fitted with power, lighting and secure entry door.

DRIVEWAY & PARKING:

Hard landscaped frontage with driveway parking for 2-3 vehicles.

AGENTS NOTES:

Council Tax Band: TBC

For further information regarding this property, please contact Sole Agents, Hamilton Piers.

PROVISIONAL DETAILS - AWAITING VENDORS APPROVAL



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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.

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