



Primula Way

Chelmsford, CM1 6QT

Freehold
Tax Band: C

Offers In Excess Of £350,000



Boasting a CORNER PLOT with an UNOVERLOOKED REAR GARDEN with a SUMMERHOUSE is this THREE BEDROOM end terrace property located in a QUIET CUL-DE-SAC, walking distance from popular local schooling, shops & BEAULIEU'S MAINLINE STATION. Further offering an entrance porch, SPACIOUS 22' LOUNGE DINER, modern fitted kitchen with appliances, SOLAR PANELS, family bathroom, driveway parking for 2 cars and excellent space & POTENTIAL TO EXTEND (stpp), plus easy access to the city centre. For sale with NO ONWARD CHAIN - contact Hamilton Piers of Springfield to view!



GROUND FLOOR ACCOMMODATION:

ENTRANCE PORCH:

UPVC entrance door into porch, double glazed window to front and side, part glazed wooden door into property, vinyl flooring.

LOUNGE DINER:

22'00" x 12'08" > 7'08" (6.71m x 3.86m > 2.34m)

Dual aspect double glazed window to front and rear, x2 electric radiators, understair storage cupboard, wood effect flooring, door to kitchen.

KITCHEN:

8'02" x 7'10" (2.49m x 2.39m)

Double glazed window and door to rear onto garden, round edge worktops with stainless drainer sink inset, electric hob and oven, matching wall and base units, washing machine, fridge freezer, vinyl flooring.

FIRST FLOOR ACCOMMODATION:

LANDING:

Airing cupboard, electric radiator, doors to-

BEDROOM ONE:

11'08" x 8'08" (3.56m x 2.64m)

Double glazed window to front, electric radiator, loft hatch.

BEDROOM TWO:

10'02" x 7'09" (3.10m x 2.36m)

Double glazed window to rear, electric radiator.

BEDROOM THREE:

6'08" x 6'08" (2.03m x 2.03m)

Double glazed window to front, electric radiator.

BATHROOM:

7'04" x 4'04" (2.24m x 1.32m)

Double glazed window to rear, bath with power shower over, pedestal hand basin, w/c, electric radiator, fully tiled.

EXTERIOR:

REAR GARDEN:

FRONTAGE & PARKING:

Located in a quiet cul-de-sac, with driveway parking for up to 3 vehicles, further on street parking, small laid to lawn front garden.

AGENTS NOTES:

*This property has solar panels that are owned and are included in the sale of the property, the current owners are happy to confirm they achieve approx £400 per quarter (in the spring/ summer months) of power through the solar panels!



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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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