



Arthur Court

Chelmsford, CM1 4NE

Freehold
Tax Band: C

£350,000



Being sold with NO ONWARD CHAIN is this well presented terraced property boasting THREE GOOD SIZED BEDROOMS, kitchen diner, SPACIOUS LOUNGE with CONSERVATORY to rear, ground-floor CLOAKROOM/WC, re-fitted family bathroom, PRIVATE REAR GARDEN and driveway parking for 2/3 cars. Ideally located close to local shops, schools and the city centre. Contact Hamilton Piers of Chelmsford to view!



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Ground Floor:

Entrance Porch:

UPVC entrance door to front, door to entrance hall.

Entrance Hall:

Doors to kitchen diner, lounge, cloakroom, conservatory, cupboard, stairs to first floor, wood effect flooring.

Cloakroom:

Obscure double glazed window to front, pedestal hand wash basin, low level W/C.

Kitchen Diner:

13' x 9'11" (3.96m x 3.02m)

Double glazed window to front, range of wall and base units, square edge work surfaces with stainless steel sink inset, integrated oven, gas hob with extractor over, dishwasher, fridge freezer, washing machine, boiler to wall, part tiled walls, wood effect flooring.

Lounge:

13'9" x 12'9" (4.19m x 3.89m)

Bi-fold doors to kitchen, radiator, wood effect flooring.

Conservatory:

14'9" x 7'5" (4.50m x 2.26m)

UPVC roof, double glazed windows to front and rear, double glazed door to rear, wood effect flooring.

First Floor:

Landing:

Doors to bedroom one, bedroom two, bedroom three, family bathroom, loft access.

Bedroom One:

13'3" > 11'11" x 10'1" (4.04m > 3.63m x 3.07m)

Double glazed window to front, radiator.

Bedroom Two:

12'1" x 11'10" > 10'5" (3.68m x 3.61m > 3.18m)

Double glazed window to rear, radiator.

Bedroom Three:

9'1" x 8'10" (2.77m x 2.69m)

Double glazed window to rear, radiator.

Family Bathroom:

7'2" x 5'9" (2.18m x 1.75m)

Obscure double glazed window to front, panel bath with shower over and shower mixer tap, low level W/C, pedestal hand wash basin, tiled walls and flooring.

Exterior:

Frontage & Driveway:

Paved driveway parking for 2/3 cars.

Rear Garden:

Decking to immediate rear, mature shrubs to border, rest laid to lawn.

Agent Notes:

Council Tax Band: C



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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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