HAMILTON PIERS
YOUR LOCAL PROPERTY SPECIALISTS

Barn Green

Freehold
Tax Band: C

Chelmsford, CM1 6UG

Guide Price £375,000

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Offered for sale is this spacious and EXTENDED family home boasting THREE GOOD SIZED BEDROOMS, modern shower room, IMPRESSIVE 25'7" LOUNGE, dining room, 17'4" KITCHEN BREAKFAST ROOM, entrance hall and cloakroom, with garage, driveway parking and landscaped rear garden. Contact Hamilton Piers of Springfield to view!

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Ground Floor:

Entrance Hall:
UPVC entrance door to side, doors to cloakroom, lounge, stairs to first floor, radiator.

Cloakroom:
Obscure double glazed window to front, vanity hand wash basin, low level W/C, radiator, part tiled walls.

Lounge:
25'7" x 11'9" > 10'6" (7.80m x 3.58m > 3.20m)
Double glazed sliding door to rear, door to kitchen, entrance to dining room, two radiators, wood effect flooring.

Dining Room:
8' x 7'1" (2.44m x 2.16m)
Double glazed window to rear, entrance to kitchen, wood effect flooring.

Kitchen:
17'4" x 10'4" > 7'5" (5.28m x 3.15m > 2.26m)
Double glazed window to front, UPVC door to side, range of wall and base units, rolled edge work surfaces with stainless steel sink inset, space for cooker with extractor over, fridge freezer, washing machine, radiator.

First Floor:

Landing:
Doors to bedroom one, bedroom two, bedroom three, shower room, airing cupboard, cupboard housing boiler.

Bedroom One:
12'1" x 10'7" (3.68m x 3.23m)
Double glazed window to rear, fitted wardrobes, radiator.

Bedroom Two:
13'8" x 9'2" (4.17m x 2.79m)
Dual aspect double glazed windows to front and rear, radiator.

Bedroom Three:
8'8" x 7'2" (2.64m x 2.18m)
Double glazed window to front, fitted wardrobes, radiator.

Shower Room:
7'5" x 5'6" (2.26m x 1.68m)
Obscure double glazed window to rear, fully tiled walk in shower cubicle, vanity hand wash basin, low level W/C, radiator, part tiled walls.

Exterior:

Rear Garden:
Paved patio to immediate rear, door to garage, rest laid to artificial lawn.

Frontage, Garage & Parking:
Garage with up and over door, driveway parking to front.

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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.