



Rookery Close

Chelmsford, CM3 2DF

Freehold
Tax Band: D

£450,000



Being sold with NO ONWARD chain is this DETACHED bungalow boasting a GENEROUS CORNER PLOT, located within walking distance to Hatfield Peverel's mainline train station. Offering THREE good sized bedrooms, an IMPRESSIVE-SIZED 22' LOUNGE DINER, fitted kitchen, family bathroom, EN SUITE TO MASTER, detached garage with driveway parking for 3 + cars, and enclosed rear garden. Call Hamilton Piers to view!



Rookery Close, Chelmsford, CM3 2DF

Ground Floor:-

Entrance Hall:

Laminate flooring, doors to 3 bedrooms, lounge/diner, kitchen, bathroom, 2 storage cupboards and loft hatch.

Lounge/Diner:

22'07" x 15'00" (6.88m x 4.57m)

Double glazed boxed bay window to rear, French doors to side, working fireplace with brick surround, radiator.

Kitchen:

Double glazed window and door to rear, range of wall and base units, rolled edge work surfaces with plastic sink inset, integrated high double oven, hob, space for washing machine, fridge/freezer.

Master Bedroom:

11'01" x 10'11" (3.38m x 3.33m)

Double Glazed boxed bay window to front, large built in sliding door mirrored wardrobe, radiator, vanity sink unit, door to ensuite -

Ensuite Bathroom:

Obscure window side, part tiled, low level toilet and single shower cubicle.

Bedroom Two:

11'01" x 10'05" (3.38m x 3.18m)

Single Glazed window to rear, glassed panelled door to rear, radiator.

Bedroom Three:

10'05" x 6'11" (3.18m x 2.11m)

Double glazed window to front, radiator.

Bathroom:

Obscure window to side, part tiled, laminate flooring, low level toilet, pedestal sink, panel bath, radiator.

Exterior:-

Rear Garden:

Side gate access, paved area, large established garden with plants, shrubs and rest laid to lawn.

Exterior/Parking:

Single Garage, double singled driveway to front, mature shrubs.



At Hamilton Piers we aim to ensure our particulars are accurate and reliable. However, they do not constitute any offer or contract, nor are they to be taken as statements or representations of fact. No tests have been carried out by us in respect of services, systems or appliances contained in the specification and no guarantee as to their operating ability or efficiency is given (unless stated otherwise).

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.

AWARD WINNING SALES AND LETTINGS ACROSS ESSEX

01376 341 141 | 01245 269 777 | 01621 212 450 | 01371 809 500 | 0207 079 1510