



Downsway

Chelmsford, CM1 6TT

£335,000

Freehold
Tax Band: C



Boasting THREE GOOD SIZED BEDROOMS and excellent POTENTIAL TO EXTEND (stpp) or convert the garage, is this spacious terraced home offered for sale by Hamilton Piers of Springfield. Offering a separate dining room, SPACIOUS LOUNGE, kitchen & family bathroom, private rear garden and driveway parking to front. Requiring internal updating, as reflected in price. Ideally located close to popular schooling, shops and easy access to the city centre. Contact Hamilton Piers to view!



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Ground Floor: -

Entrance Hall: -

Composite entrance door to front, obscure double glazed window to side, door to lounge.

Lounge: - 3.81m x 3.51m (12'6" x 11'6") -

Double glazed window to front, door to dining room, radiator.

Dining Room: - 3.48m x 3.40m (11'5" x 11'2") -

Double glazed window to rear, door to kitchen, cupboard, radiator, stairs to first floor.

Kitchen: - 2.90m x 2.49m (9'6" x 8'2") -

Double glazed window and door to rear, range of wall and base units, rolled edge work surfaces with sink inset, integrated double oven, space for under counter fridge, washing machine, radiator, part tiled walls.

First Floor: -

Landing: -

Doors to bedroom one, bedroom two, bedroom three, family bathroom, separate W/C, two cupboards one housing boiler, loft access.

Bedroom One: - 3.35m x 3.15m (11' x 10'4") -

Double glazed window to front, radiator.

Bedroom Two: - 3.40m x 3.15m max (11'2" x 10'4" max) -

Double glazed window to rear, fitted wardrobes.

Bedroom Three: - 2.87m x 2.49m (9'5" x 8'2") -

Double glazed window to rear, cupboard.

Family Bathroom: - 1.70m x 1.68m (5'7" x 5'6") -

Obscure double glazed window to rear, panel bath with shower mixer tap, pedestal hand wash basin, radiator, part tiled walls.

Separate W/C: -

Obscure double glazed window to rear, low level W/C, part tiled walls.

Exterior: -

Rear Garden: -

Paved patio to immediate rear, mature shrubs to border, rest laid to lawn.

Frontage, Garage & Parking: -

Garage with up and over door, power connected, driveway parking to front.



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.

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