



Harness Close

Chelmsford, CM1 6UU

Guide Price £365,000

Freehold
Tax Band: D



Offered for sale with NO ONWARD CHAIN is this well proportioned semi detached home with EXCELLENT POTENTIAL TO EXTEND (stpp), offering three good sized bedrooms, a SPACIOUS 17'2" LOUNGE with separate dining room, fitted kitchen, modern fitted bathroom, UN-OVERLOOKED REAR GARDEN, garage with utility area (and potential to convert), and driveway parking. Ideally located close to local schools, shops/amenities and speedy bus services to Chelmsford city centre. Contact Hamilton Piers of Springfield to view today!



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Ground Floor:

Entrance Hall:

UPVC entrance door to front, door to lounge, stairs to first floor.

Lounge:

17'2" x 12'5" (5.23m x 3.78m)

Double glazed bay window to front, fireplace, entrance to:-

Dining Room:

10'2" x 8'4" (3.10m x 2.54m)

Double glazed sliding door to rear, door to kitchen.

Kitchen:

10'5" x 6'11" (3.18m x 2.11m)

Double glazed window to rear, range of wall and base units, rolled edge work surfaces with sink inset, integrated gas hob with extractor over, low level oven, space for fridge freezer, warm air unit, door to garage, cupboard, part tiled walls.

Garage with Utility Area:

16'8" x 8'2" (5.08m x 2.49m)

Up and over door, UPVC door to rear, range of wall and base units, rolled edge work surfaces with stainless steel sink inset, space for washing machine, tumble dryer.

First Floor:

Landing:

Double glazed window doors to bedroom one, bedroom two, bedroom three, family bathroom, airing cupboard.

Bedroom One:

14'8" x 8'5" (4.47m x 2.57m)

Double glazed window to front, fitted wardrobes, loft access.

Bedroom Two:

11'3" x 8'10" (3.43m x 2.69m)

Double glazed window to rear, fitted wardrobes.

Bedroom Three:

9'6" x 6'10" (2.90m x 2.08m)

Double glazed window to front.

Family Bathroom:

6'3" x 6'2" (1.91m x 1.88m)

Obscure double glazed window to rear, p shaped bath with shower mixer tap, pedestal hand wash basin, low level W/C, part tiled walls.

Exterior:

Rear Garden:

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

Frontage & Parking:

Driveway parking for 3 cars.



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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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