



Second Avenue

Chelmsford, CM1 4ET

Freehold
Tax Band: E

Offers In Excess Of £800,000



Boasting an impressive 28' VAULTED kitchen/dining/family room, spacious lounge plus a 17' TOP FLOOR master bedroom with en-suite is this EXTENDED & UPDATED five bedroom semi-detached property. Benefiting from an UNOVERLOOKED landscaped rear garden, integral garage (potential to convert*) with driveway parking for three vehicles and well-presented accommodation set over three floors. Offering VERSATILE living space and ideally located in frequently requested 'The Avenue's' setting, close to all local shops/amenities & popular schools. Walking distance to Chelmsford City Centre & Mainline Station. Internal viewings highly recommended - Call Hamilton Piers to view!



Second Avenue, Chelmsford, CM1 4ET

The accommodation, with approximate room sizes, is as follows:

GROUND FLOOR ACCOMMODATION:

ENTRANCE HALL:

Composite secure main entry door, stairs to first floor, under stairs storage cupboard, radiator, tiled flooring.

CLOAKROOM:

Low level WC, inset wash hand basin, heated towel rail, tiled flooring.

LOUNGE:

13'2 x 10'9 (4.01m x 3.28m)

Double glazed bay window to front aspect, central cast iron fireplace, radiator, tiled flooring.

KITCHEN / DINING / FAMILY ROOM:

28'0 x 24'4 (8.53m x 7.42m)

L-shaped open plan room comprising double glazed window to rear aspect, Velux window to rear aspect, a series of quality fitted matching base and wall units, Corian edged work surfaces incorporating a ceramic sink with central mixer tap and drainer, built-in NEFF oven, microwave oven and warming drawer,

UTILITY ROOM:

7'8 x 6'6 (2.34m x 1.98m)

Fitted matching base and wall units, roll top work surfaces, space for washing machine and tumble dryer, heated towel rail, tiled flooring. Door to garage.

FIRST FLOOR ACCOMMODATION:

LANDING:

Velux window to side aspect, stairs to second floor, carpeted flooring.

BEDROOM TWO:

13'1 x 10'3 (3.99m x 3.12m)

Double glazed window to front aspect, radiator, carpeted flooring.

BEDROOM THREE:

12'0 x 9'9 (3.66m x 2.97m)

Double glazed window to rear aspect, radiator, wood flooring.

BEDROOM FOUR:

15'2 x 6'6 (4.62m x 1.98m)

Double glazed window to rear aspect, radiator, carpeted flooring.

BEDROOM FIVE:

8'6 x 7'5 (2.59m x 2.26m)

Double glazed window to front aspect, radiator, carpeted flooring.

FAMILY BATHROOM:

Opaque double glazed window to front aspect, p-shaped panelled bath with central mixer tap and dual shower over, low level WC, vanity wash hand basin, heated towel rail, tiled flooring.

SECOND FLOOR ACCOMMODATION:

LANDING:

Carpeted landing area with access into;

MASTER BEDROOM:

17'3 x 11'2 (5.26m x 3.40m)

Velux windows to front aspect and double glazed window to rear aspect, built-in wardrobe and eaves storage cupboards, radiator, carpeted flooring.

EN-SUITE:

Velux window to front aspect, enclosed and fully tiled double shower unit, inset WC, inset wash hand basin, heated towel rail, tiled flooring.

EXTERIOR:

REAR GARDEN:

Private rear garden, enclosed by fencing and comprising a patio area to property rear with remainder mainly laid to lawn, mature shrub borders with raised decking area, Summer House, storage sheds.

GARAGE, DRIVEWAY & PARKING:

Integral garage fitted with power, lighting and electric up & over door. Driveway parking for 3 vehicles.

AGENTS NOTES:

Council Tax Band:

For further information regarding this property, please contact Hamilton Piers.



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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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