



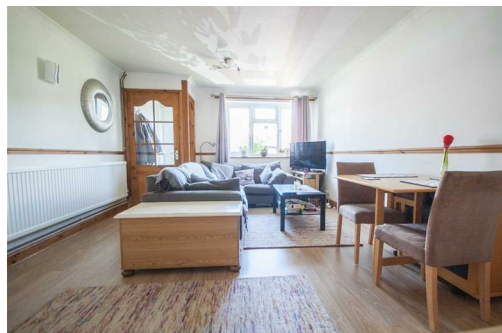
Mallard Road

Chelmsford, CM2 8AR

Guide Price £300,000



WELL PRESENTED THROUGHOUT and offered for sale is this mid terraced property offering TWO DOUBLE BEDROOMS, spacious 19' lounge diner, modern bathroom, NEWLY FITTED BOILER, DOORS & WINDOWS, private rear garden, garage & driveway parking.



Mallard Road, Chelmsford, CM2 8AR

Ground Floor:

Entrance Porch:

Composite entrance door to front, door to lounge diner.

Lounge Diner:

19'2" x 11'10" (5.84m x 3.61m)

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

Kitchen:

11'11" x 8'2" (3.63m x 2.49m)

Double glazed window and door to rear, range of wall and base units, rolled edge work surfaces with sink inset, integrated oven, induction hob, with extractor over, space for washing machine, fridge freezer, cupboard, tiled flooring.

First Floor:

Landing:

Doors to bedroom one, bedroom two, family bathroom, airing cupboard, loft access.

Bedroom One:

11'11" x 10'5" (3.63m x 3.18m)

Double glazed window to front, radiator.

Bedroom Two:

11'11" x 8'3" (3.63m x 2.51m)

Double glazed window to rear, cupboard, radiator.

Family Bathroom:

6'11" x 5'1" (2.11m x 1.55m)

Obscure double glazed, panel bath with shower over, low level W/C, vanity hand wash basin, chrome towel radiator, tiled walls and flooring,

Exterior:

Frontage & Parking:

Driveway parking for 2 cars.

Rear Garden:

Paved patio to immediate rear, gated rear access, door to garage, mature shrubs to border, rest laid to lawn.



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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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