



# Second Avenue, Chelmsford, Essex, CM1 4ET

Council Tax Band D (Chelmsford City Council)

 3  4  2

£650,000 Freehold

## ACCOMMODATION

This beautifully presented extended semi-detached family home is a true gem, offering spacious and versatile living accommodation. Upon entering, you are greeted by a bright and welcoming hallway that leads you to the heart of the home - the open plan kitchen, dining, and family room. This space is perfect for entertaining guests or enjoying quality family time. The ground floor also boasts a separate living room, providing a cosy retreat for relaxation. Additionally, there is a versatile treatment room/home office, ideal for those who work from home or require a dedicated space for hobbies.

Upstairs, you will find four well-appointed bedrooms, offering plenty of space for the whole family. The bathroom and separate shower room ensure convenience and functionality for busy mornings.

Outside, the landscaped rear garden is a tranquil oasis, perfect for outdoor dining, gardening, or simply unwinding after a long day. The garage and driveway provide ample parking space for multiple vehicles.

## LOCATION

Situated in the highly desirable "Avenues" of Chelmsford, this exceptional family home offers a perfect blend of convenience and luxury. Located within a mile of Chelmsford city centre and mainline station, this property provides easy access to a wide range of amenities and excellent transport links.

Families will appreciate the proximity to a selection of top-performing schools, including Chelmsford's two grammar schools, which consistently rank among the best in the UK. Additionally, the nearby Broomfield parade offers a variety of day-to-day amenities, ensuring all your needs are met within a short distance.

Chelmsford city centre is a vibrant hub, offering an array of dining and socialising options. From charming independent restaurants to well-known chains serving cuisines from around the world, there is something to suit every taste. The city also boasts two theatres, including the Civic Theatre, and two multi-screen cinemas, providing ample entertainment options. The pedestrianised High Street, shopping precincts, retail parks, and designer stores in Bond Street offer a diverse shopping experience for residents. For those seeking leisure and sporting activities, Chelmsford has it all. With a selection of gyms, the newly refurbished Riverside Ice & Leisure Centre, golf courses, and sports clubs, there is something for everyone. The city is also home to Essex County Cricket Club, adding to its sporting prestige.

Nature enthusiasts will enjoy the nearby parks and open spaces, including the picturesque Chelmer Valley Local Nature Reserve.

Chelmsford is renowned for its educational excellence, with Writtle Agricultural College, Anglian Ruskin University, and several private schools adding to its educational offerings. The city's mainline station provides direct services to London Liverpool St, with a journey time as fast as 32 minutes, making it an ideal location for commuters.

- **Extended Semi Detached Family Home**
- **Living Room**
- **Four Bedrooms**
- **Garage & Driveway**
- **Within A Mile Of City Centre & Station**
- **Open Plan Kitchen/Dining/Family Room**
- **Treatment Room/Home Office**
- **Bathroom & Separate Shower Room**
- **Landscaped Rear Garden**
- **Viewing Highly Recommended**

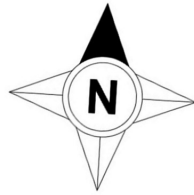
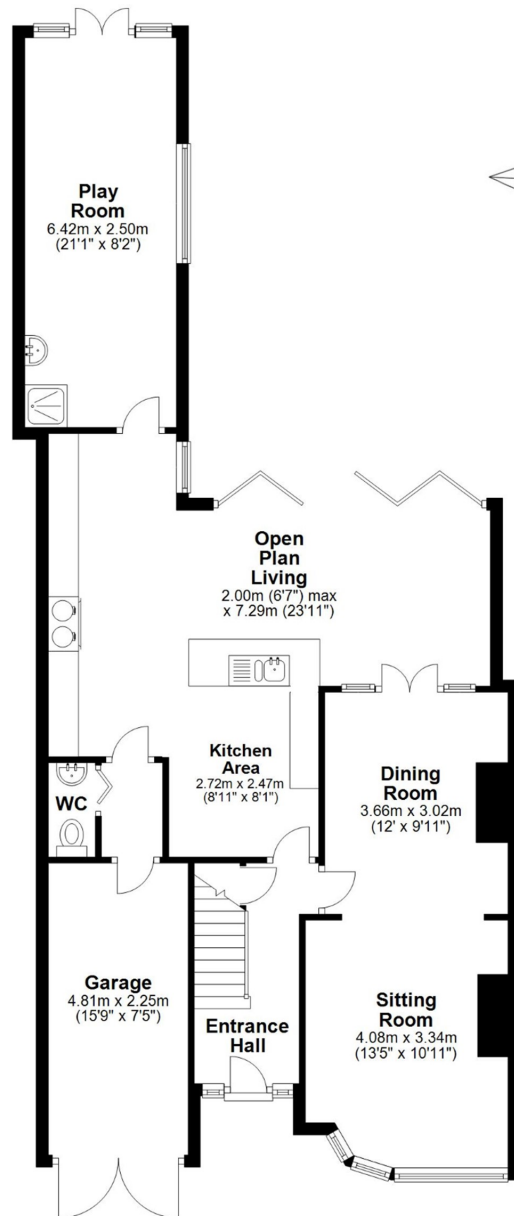






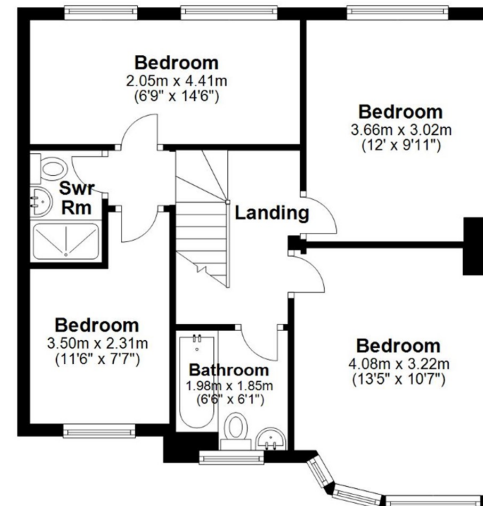


## Ground Floor



**APPROX INTERNAL FLOOR AREA**  
150 SQ M (1610 SQ FT) (Includes Garage)  
This floorplan is for illustrative purposes only and is **NOT TO SCALE**  
All measurements are approximate **NOT** to be used for valuation purposes  
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## First Floor



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