

FOR SALE

£360,000 Freehold



1 Bell Street, Great Baddow, Chelmsford, Essex, CM2 7JR

- Three Bedrooms
- Two Reception Rooms
- Extended Kitchen / Breakfast Room
- End of Terrace Cottage
- Charming 16th Century Character Property
- Enclosed Rear Garden



PROPERTY DESCRIPTION

Being offered to the market is this delightful period, three bedroom end of terrace cottage dating back to circa the 16th Century, the property offers a wealth of character throughout with exposed timbers and period features.

Accommodation is set over three floors, to the ground floor there are two reception rooms, kitchen / breakfast room and a bathroom. To the first floor are two double bedrooms, the master bedroom benefits from fitted wardrobes. A winding staircase provides access to the third bedroom located on the second floor. Externally the property enjoys front and rear gardens and backs onto the village car park for parking.

The property is located a short walk from the Vineyards shopping precinct, which offers excellent day to day shopping facilities including Co-op supermarket, pharmacy, post office, butchers, bakers and greengrocers. Adjacent library and nearby doctors surgery. There is a range of restaurants and bars in the village itself, along with Baddow recreation ground with Millennium Centre. Bus routes connect from immediately outside the Vineyards precinct to Chelmsford City Centre and main line rail station with services to London Liverpool Street.

Great Baddow offers primary, secondary schools and local shops as well as regular bus services to the city centre. Schools in the area include Baddow Hall Infants, Great Baddow High & Sandon Secondary. There is also Sandon Park & Ride service in to Chelmsford City Centre and train station. Chelmsford offers some of the most highly regarded grammar schools in the UK and a thriving City Centre which boasts comprehensive shopping facilities and includes the highly acclaimed Bond Street shopping precinct as well as a wide array of independent and chain restaurants, many bars and leisure facilities. Chelmsford railway station provides regular services to London Liverpool Street with journey times of around 35 minutes.



ROOM DESCRIPTIONS

Property Information

(WITH APPROXIMATE ROOM SIZES)

Entrance door provides access to;

Living Room

3.76m x 4.17m (12' 4" x 13' 8")

Bay window to front aspect, multi fuel log burner, exposed timbers, opening through to;

Dining Room

4.08m x 2.75m (13' 5" x 9' 0")

Window to side aspect, stairs rising to the first floor, door to bathroom, door to;

Kitchen / Breakfast Room

3.87m Max x 5.41m Max (12' 8" x 17' 9")

Windows and doors to rear aspect, sky lantern roof light, range of matching wall and base units with work tops over, base units with inset sink and drainer, space for appliances.

Bathroom

1.89m x 2.60m (6' 2" x 8' 6")

Suite comprising low level WC, pedestal wash hand basin, paneled bath with shower attachment over.

First Floor landing

Access to bedrooms one and two, winding staircase to second floor leading to bedroom three.

Bedroom One

3.67m x 3.56m (12' 0" x 11' 8")

Window to front aspect, fitted wardrobes.

Bedroom Two

3.67m x 2.73m (12' 0" x 8' 11")

Window to rear aspect, airing cupboard housing combination boiler.

Bedroom Three

3.3m x 2.97m (10' 10" x 9' 9")

Window to front aspect, storage cupboard.

Exterior

The property is approached from the front and has a small front garden, to the rear is an enclosed hardscaped rear garden with a summer house to the rear boundary. The rear garden backs onto the village car park for casual parking.

Agents Note

Property Tenure - Freehold

The property benefits from gas central heating and double glazing throughout.

Council Tax Band - B

Broadband - BT Fibre and Sky available.

EPC - E

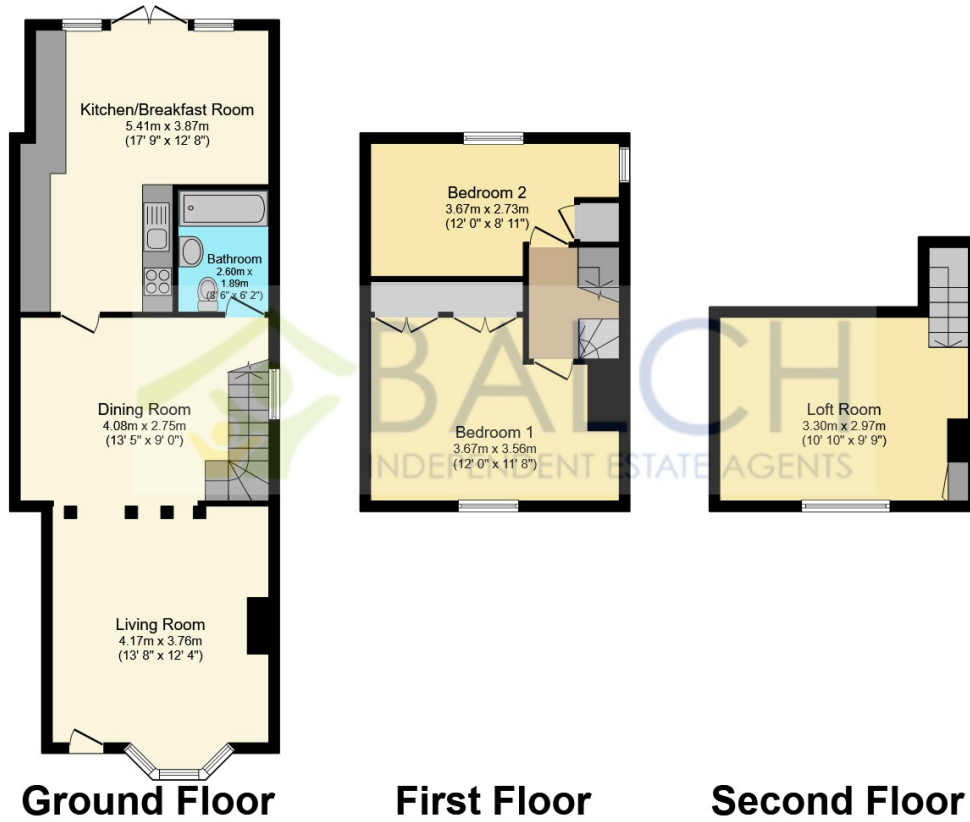
Viewings

By prior appointment with Balch Estate Agents.

For clarification, we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings.



FLOORPLAN & EPC



This Floor Plan is for illustration purposes only and may not be representative of the property. The position and size of doors, windows and other features are approximate. Unauthorized reproduction prohibited. © PropertyBOX

