



Greenland Gardens, Great Baddow, Chelmsford, Essex, CM2 8ZF

Council Tax Band G (Chelmsford City Council)



£815,000 Freehold

Bond Residential are delighted to offer for sale this three storey extended detached family residence situated in the popular Great Baddow area.

The property offers an entrance hall, ground floor WC, study, living room, utility room and stunning kitchen/family room. The current owners have extended the property to the rear & side to create this fabulous space, ideal for family living & entertaining. The kitchen area has a range of eye & base level units, integrated appliances, centre island and Granite work tops. Two sets of bi-folding doors create a lovely setting to eat at the dining table and overlook the rear garden. To the first floor there are three bedrooms, en-suite shower room to the main bedroom plus the family bathroom. There are two further bedrooms to the second floor and separate shower room which completes the internal accommodation. Outside the property is situated on arguably one of the best positions on the development with a secluded entrance giving access to the property. The double garage is set opposite the house with twin electric roller doors and power & light connected. The rear garden is mainly laid to lawn with a paved patio area.

LOCATION:

Great Baddow is an extremely popular urban village located on the sought after Southside of Chelmsford situated within 2.5 miles of the city centre, it is extremely popular with families and young professionals as it provides excellent local schools, easy access into Chelmsford city centre as well as out of Chelmsford by car.

There are two local primary schools located within 0.6 of a mile from Greenland Gardens, as well as two secondary schools located within a mile of the property. Great Baddow benefits from the Vineyards shopping area which is the village centre with a selection of local amenities. There is a regular bus service which runs from Galleywood Road with the bus stops just at the entrance to Greenland Gardens which provides access to Chelmsford city centre.

Chelmsford city centre offers a thriving nightlife with a selection of bars and a wide selection of places to eat from independent family restaurants to well known chain restaurants serving cuisines from around the world, Chelmsford features a comprehensive range of shopping facilities with its pedestrianised High Street, two shopping precincts and hugely popular Bond Street with John Lewis store.

Chelmsford is extremely popular with leisure enthusiasts with a selection of sports clubs at the local Great Baddow sport ground and Chelmer Park, a selection of gyms including the newly refurbished Riverside Ice & Leisure. There are a selection of golf clubs within the area and the nearby Hylands Park estate and Galleywood Common provide pleasant walks and open spaces.

Chelmsford is renowned for its educational excellence and alongside the local schools situated within close proximity, it offers two of the country's top performing grammar schools, Writtle agricultural college and Anglian Ruskin University.

Chelmsford's mainline station provides a direct service to London Liverpool St with a journey time as fast as 32 minutes, the property is also conveniently located within a mile of Essex Yeomanry Way which provides access to the A12 and A130.

- Extended Spacious Detached Family Home
- Open Plan Kitchen/Family Room
- Five Bedrooms
- Double Garage
- Gas Central Heating
- Two Reception Rooms
- Utility Room
- Three Bathroom/Shower Rooms
- Rear Garden
- Underfloor Heating to Kitchen/Family & Living Rooms

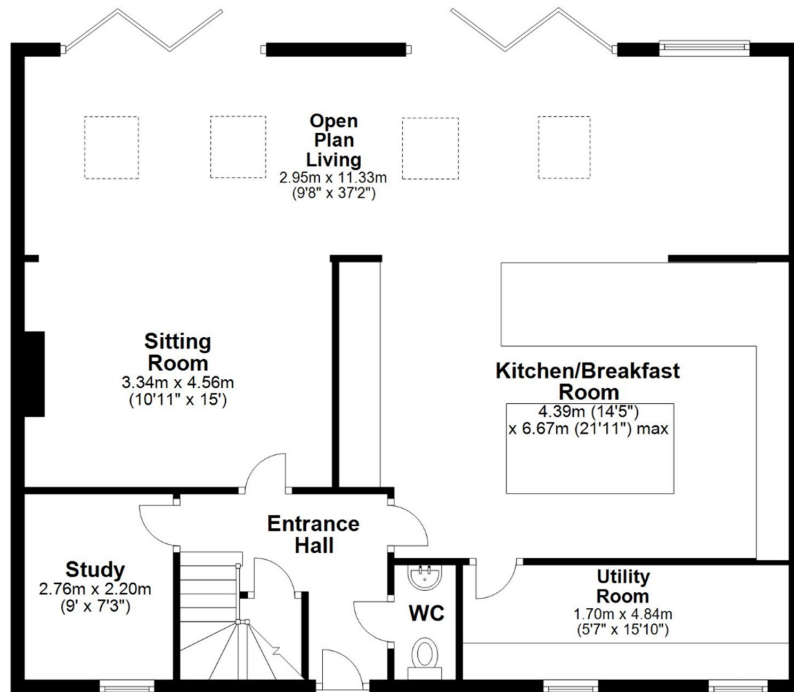




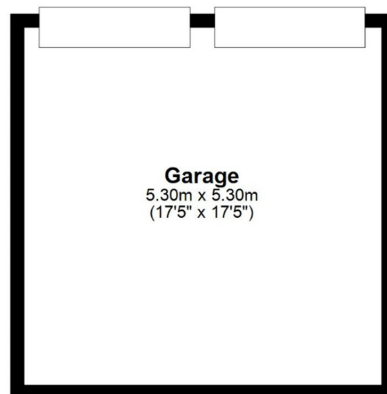




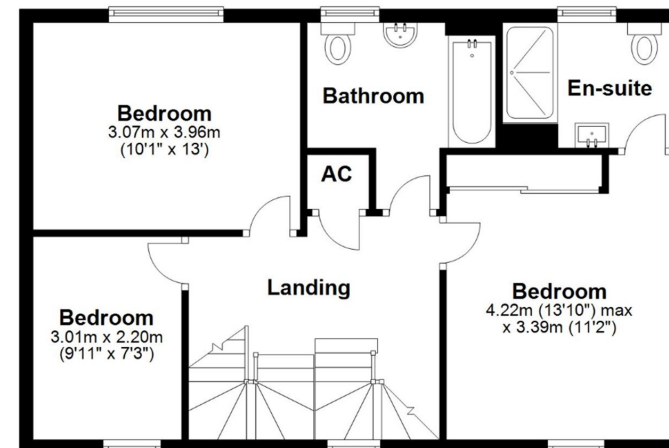
Ground Floor



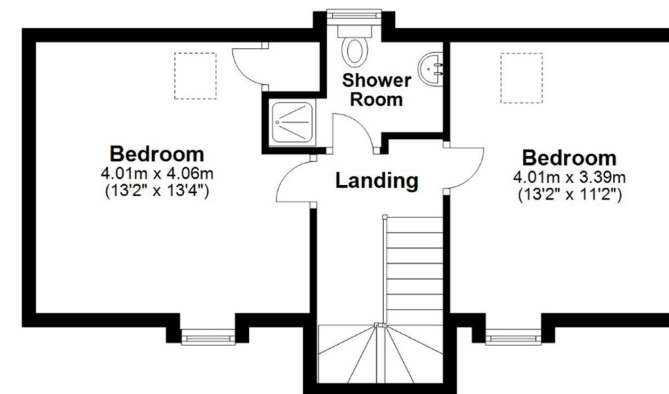
Outbuilding



First Floor



Second Floor



**APPROX INTERNAL FLOOR AREA 204 SQ M (2200 SQ FT)
PLUS GARAGE 28 SQ M (300 SQ FT)**

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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