

The Windmills, Broomfield, Chelmsford, CM1 7FD



Energy Efficiency Rating



£325,000

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ACCOMMODATION

This end of terrace family home offers accommodation comprising an entrance hall, cloakroom, fitted kitchen, living/dining room with door leading out to the garden, three bedrooms and a family bathroom.

Externally the property benefits from a driveway providing off road parking for two vehicles and a South facing rear garden.

LOCATION

Set in the popular parish of Broomfield which is situated to the North of Chelmsford, The Windmills is a no through road situated within walking distance of Broomfield Hospital and Chelmer Valley High School. Broomfield offers a popular primary school as well as Chelmer Valley High Schools. Both of Chelmsford's highly sought after grammar schools, King Edward VI grammar school and The County High School for girls are within a bus ride from the property from either Court Road or Hospital Approach.

The parish of Broomfield offers a village like feel with its own Church and church green, two local pubs/restuarants, library, local news agents/convenience store, a football club and cricket club. Situated to the North of Chelmsford city centre, Broomfield offers a regular bus service to the city centre and mainline station.

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 and gyms including the newly refurbished Riverside Ice & Leisure.

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

- **End Of Terrace Home**
- **Three Bedrooms**
- **Living/Dining Room**
- **Fitted Kitchen**
- **Family Bathroom**
- **South Facing Rear Garden**
- **Driveway For Two Cars**
- **Sought After Parish Of Broomfield**

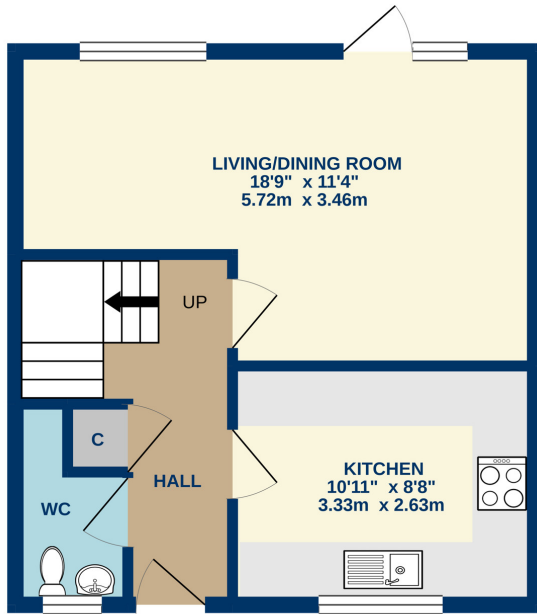


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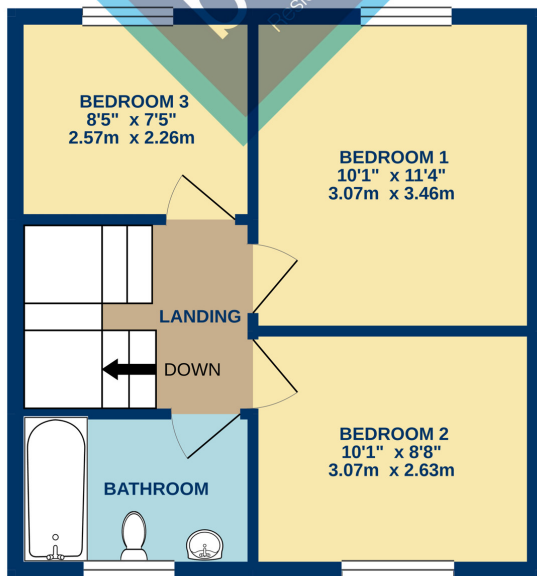
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GROUND FLOOR
375 sq.ft. (34.8 sq.m.) approx.



1ST FLOOR
375 sq.ft. (34.8 sq.m.) approx.



TOTAL FLOOR AREA : 750 sq.ft. (69.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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FLOORPLAN



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