



11 Hall Street, Chelmsford, Essex. CM2 0HG

A stunning, fully modernised three-bedroom Victorian semi-detached home in the heart of Old Moulsham, within walking distance of Chelmsford City Centre and mainline station.

This beautifully extended property features a bright open-plan kitchen/dining space with skylights, a luxury contemporary bathroom, and a landscaped rear garden ideal for entertaining. The ground floor has also been designed for full wheelchair accessibility.

Offered with NO ONWARD CHAIN.



£500,000 Freehold

PROPERTY DESCRIPTION

This outstanding Victorian semi-detached home has been transformed to an exceptional standard, creating a stylish and highly functional living space that must be viewed to be fully appreciated.

From the outset, the property retains its attractive period façade, while inside it delivers a striking contrast of modern finishes, clean architectural lines and an abundance of natural light.

The front reception room provides a comfortable and characterful living space, complete with a feature fireplace and elegant proportions. This flows through to a superb open-plan kitchen and dining area, which has been extended to the rear to create a truly impressive hub of the home.

The extension features large skylights/lanterns and glazed doors, flooding the space with light and enhancing the connection to the garden. The bespoke kitchen is finished to a high specification, with sleek cabinetry, integrated appliances and a central island, perfectly suited for both everyday living and entertaining.

A utility/rear lobby adds practicality, while the entire ground floor has been carefully configured to provide excellent accessibility, offering ease of movement throughout.

Upstairs, the property continues to impress with three well-proportioned bedrooms, all tastefully presented and filled with natural light.

The luxury bathroom has been recently refitted in a contemporary style, featuring high-quality fittings and a refined finish, creating a space reminiscent of a boutique hotel.

Externally, the rear garden has been beautifully landscaped for low maintenance and maximum enjoyment, offering an ideal setting for outdoor dining and entertaining.

Situated in the ever-popular Old Moulsham area, the property benefits from close proximity to Chelmsford's vibrant city centre, mainline station and a selection of highly regarded schools, making it perfectly placed for both commuters and families alike.



ROOM DESCRIPTIONS

Entrance Hall/Lobby

Welcoming entrance with access to principal rooms and stairs rising to first floor.

Sitting Room

3.64m x 3.41m (11'11" x 11'2")

A beautifully presented reception room featuring a fireplace, high ceilings and a bright front aspect.

Dining Area

3.61m x 3.41m (11'10" x 11'2")

Open-plan to the kitchen, ideal for entertaining and everyday family living.

Kitchen

2.95m x 3.21m (9'8" x 10'6")

A stunning contemporary kitchen fitted with a range of modern units, integrated appliances and a central island, opening into the extended living space.

Utility/Rear Lobby

Practical additional space for laundry and storage, with access to the rear.

Bathroom

Recently refitted luxury bathroom with high-quality fixtures and fittings, finished in a modern, hotel-inspired style.

First Floor Landing

Providing access to all bedrooms.

Bedroom One

3.64m x 3.41m (11'11" x 11'2")

A spacious principal bedroom with a bright outlook.

Bedroom Two

3.62m x 2.15m (11'10" x 7'1")

A well-proportioned second bedroom.

Bedroom Three

2.95m x 1.86m (9'8" x 6'1")

Ideal as a nursery, home office or guest room



MATERIAL INFORMATION

Council Tax: Band C

N/A

Parking Types: None.

Heating Sources: Double Glazing. Gas Central.

Electricity Supply: Mains Supply.

Water Supply: Mains Supply.

Sewerage: Mains Supply.

Broadband Connection Types: FTTP.

Accessibility Types: Level access.

Has the property been flooded in last 5 years? No

Flooding Sources:

Any flood defences at the property? No

Is the property listed? No

Are there any restrictions associated with the property? No

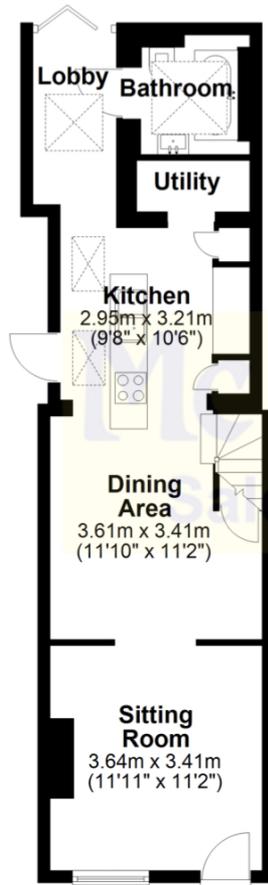
Any easements, servitudes, or wayleaves? No

The existence of any public or private right of way? No



FLOORPLAN

Ground Floor



Approximate Internal Floor Area

Total 76 SQ M 818 SQ FT

This floor plan is for guidance to layout only and is NOT TO SCALE.

Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.
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First Floor

