

FOR SALE

£270,000 Freehold



3 Camborne Close, Chelmsford, Essex, CM1 6JD

- TWO DOUBLE BEDROOMS
- SEMI DETACHED FAMILY HOME
- REQUIRES MODERNISATION
- POTENTIAL TO MAKE INTO A THREE BEDROOM HOUSE
- GREAT INVESTMENT PROPERTY
- CORNISH REINFORCED CONCRETE CONSTRUCTION
- POTENTIAL RENTAL YIELD 7%



PROPERTY DESCRIPTION

Welcome to this charming two bedroom, one bathroom semi-detached house ideally situated in a highly sought-after neighbourhood.

The property offers the following, entrance hall, open plan lounge diner with access out to the conservatory, a kitchen with door out.

To the first floor you have a large main bedroom, this room can easily be divided to give space for a 3rd bedroom, there is a second double bedroom, a family bathroom and separate w/c.

The house does require modernisation, but the potential is fantastic.

There is also a garage to the rear, a shared driveway, you also benefit from a large front garden which can be used for parking.

Located in a vibrant and friendly community, this property is just a short distance from local amenities including shops, schools, parks, and excellent transport links. Commuters will appreciate the easy access to nearby train stations and main roads, making travel to the city centre and surrounding areas both quick and convenient.

We have been advised that some lenders will potentially loan up to 80% LTV, please speak to your broker before, we can also assist with free mortgage advice.



ROOM DESCRIPTIONS

Entrance Hall

6' 07" x 8' 03" (2.01m x 2.51m)

Lounge/Diner

12' 11" narrow to 9'05 x 19' 06" (3.94m x 5.94m)

Conservatory**Kitchen**

8' 02" x 10' 07" (2.49m x 3.23m)

1st Floor Landing**Bedroom One**

20' 02" x 11' 11" (6.15m x 3.63m)

Bedroom Two

8' 04" x 13' 04" (2.54m x 4.06m)

Bathroom

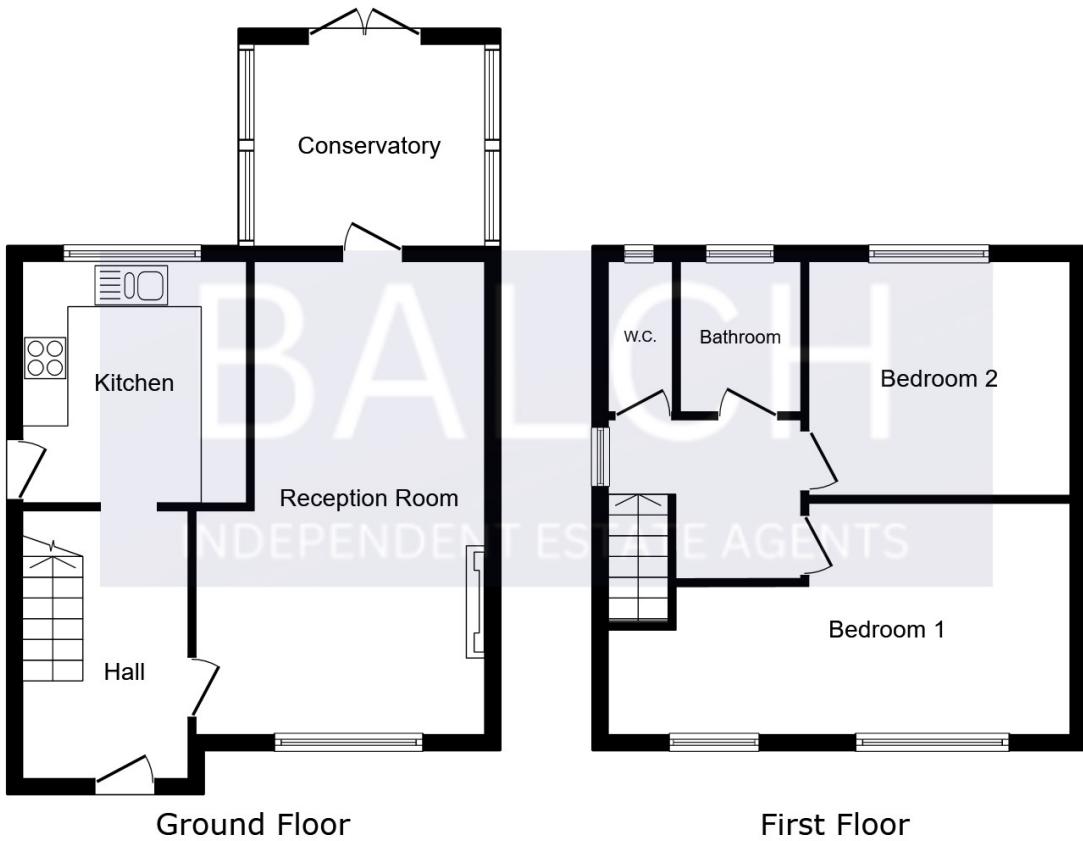
5' 06" x 5' 03" (1.68m x 1.60m)

W/C**Garage****Rear Garden****Front Garden****Parking**

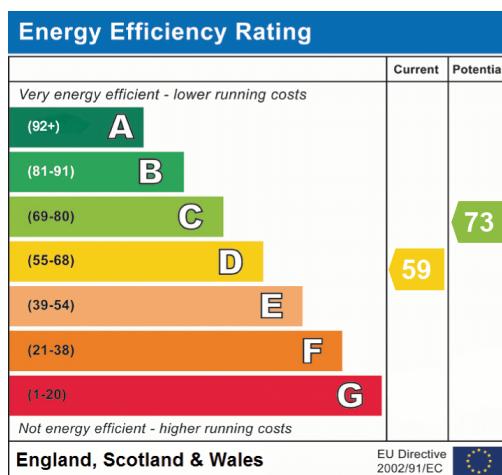
Driveway

AGENTS NOTE

We understand the property to be of Cornish reinforced concrete construction. Potential buyers are advised to check that their mortgage company will lend on this type of house before committing to any financial expense.



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



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