



Bridge Croft, Howe Street, Chelmsford, Essex, CM3 1RE

Council Tax Band D (Chelmsford City Council)

 2  3  2

£450,000 Freehold

Bond Residential are delighted to offer for sale this three-bedroom family home offering well-balanced accommodation across two floors, complemented by a conservatory and garage.

The ground floor opens into a welcoming entrance hall with convenient cloakroom/WC. To the front, the dining room provides the perfect space for family meals. The fitted kitchen sits to the rear and offers practical worktop space and door giving access to the rear garden.

The impressive sitting room spans the depth of the property, measuring 18' in length, providing excellent proportions for modern family living and entertaining and direct access into the bright conservatory — an ideal spot for relaxing or enjoying garden views year-round.

Upstairs, the first floor offers three bedrooms. The principal bedroom benefits from its own en-suite shower room, while the remaining bedrooms are served by a contemporary family bathroom. A central landing connects each room efficiently, creating a practical and comfortable layout.

Externally, the property benefits from a garage measuring 19' in length, ideal for storage, parking or potential workshop space.

Area Guide

Howe Street is a rural hamlet on the banks of the River Chelmer. It is situated in the parish of Great Waltham and it is 6 miles north of Chelmsford city centre. Howe Street has a Historic Grade II listed 14th-century Freehouse pub believed to be one of the oldest in Essex, known as The Green Man, which is owned by the renowned Michelin star chef brothers Chris and Geoff Galvin.

The neighbouring village of Great Waltham offers a selection of local amenities, local pub, church and primary school.

Howe Street is conveniently located within access to the A130 and A120 which in turn provides access to the M11.

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 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.

- Three Bedroom Semi Detached House
- En-suite shower room to principal bedroom
- 18' sitting room
- Village Location
- Rear Garden
- Oil Central Heating
- Ground floor cloakroom/WC
- Conservatory overlooking the garden
- Garage

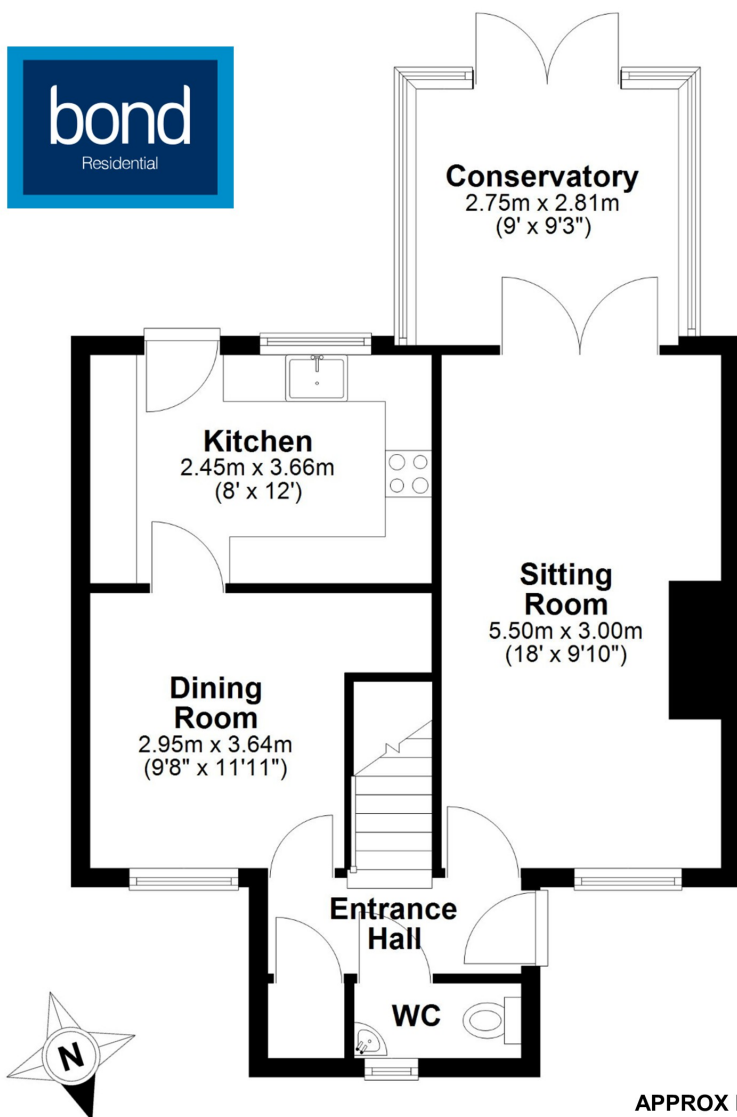
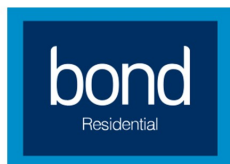




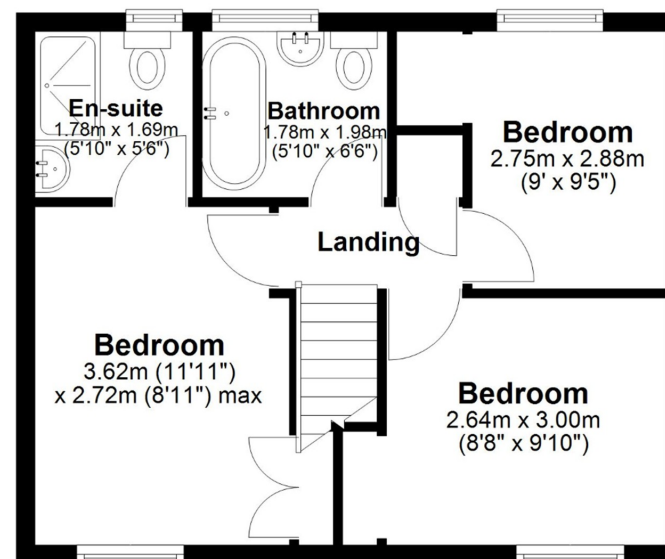




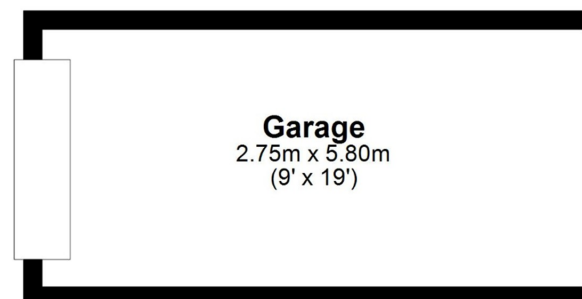
Ground Floor



First Floor



Outbuilding



APPROX INTERNAL FLOOR AREA 88 SQ M (940 SQ FT) OUTBUILDING 16 SQ M (170 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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78, New London Road,
Chelmsford, Essex, CM2 0PD
Telephone: 01245 500599
Website: www.bondresidential.co.uk

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