



Chelmerton Avenue, Chelmsford, Essex, CM2 9RF

Council Tax Band F (Chelmsford City Council)



£800,000 Freehold

ACCOMMODATION

Bond Residential are delighted to offer for sale this extended detached bungalow occupying an enviable 1/3 of an acre plot within the highly desirable tree lined Chelmserton Avenue within the sought after Great Baddow area of Chelmsford.

The property offers a spacious entrance hall, cloakroom, lounge with bi-folding doors which overlook and lead to the rear garden, dining area, fitted kitchen and utility room. There are four bedrooms which offer flexible living accommodation as any of these rooms could be used as another reception room with the family bathroom completing the internal accommodation. Outside the property benefits from a sweeping in & out driveway which provides ample off road parking and in turn leads to the detached double garage. The established rear garden is one of the main features of this property with the extensive lawn, paved patio area and a timber clad outbuilding with pitched roof which measures 16'6 x 11'2 which with modernisation would make an excellent home office, gym or hobbies room.

The current owners have obtained planning permission to convert the property and create two semi detached bungalows. The plans can be viewed on Chelmsford City Council planning website using the planning reference 20/01817/FUL.

LOCATION

Situated in the sought after Great Baddow area of Chelmsford, the property is conveniently located with easy access of local schools and amenities. There are a selection of small parades and local shops in nearby roads such as Beehive Lane and Dorset Avenue as well as a larger selection of local shops in Gloucester Avenue and The Vineyards.

There is a regular bus service on the neighbouring Baddow Road which provides access in to the city centre, which is within 1.2 miles. 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 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 approximately 2 miles of the A12 and A414 which provide access to the M25 and M11.

- Extended Detached Bungalow
- Four Bedrooms
- Fitted Kitchen & Utility Room
- Double Garage
- In & Out Sweeping Driveway

- Planning Permission Approved 20/01817/FUL
- Lounge & Dining Area
- Family Bathroom
- Large Established Garden
- Gas Central Heating

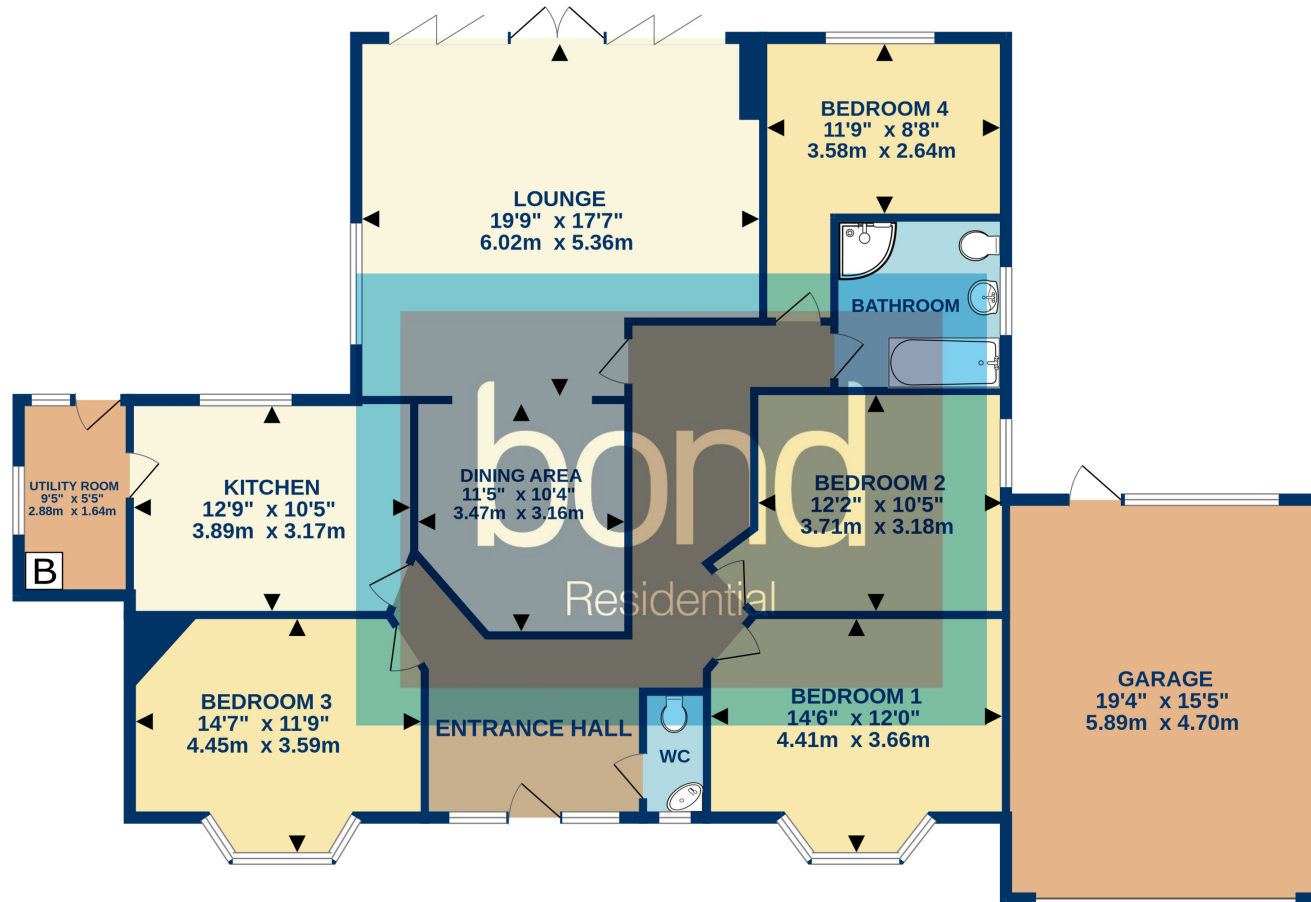






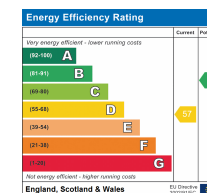


GROUND FLOOR



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.
Made with Metropix ©2023

Consumer Protection from Unfair Trading Regulations 2008 and the Business Protection from Misleading Marketing Regulations 2008. Bond Residential have made every effort to ensure that consumers and/or businesses are treated fairly and provided with accurate material information as required by law. We have not tested any apparatus, equipment, fixture, fitting or any services and as such are unable to verify they are in working order, fit for their purpose, or within the ownership of the seller or landlord. Neither have we been able to check the legal documentation to verify the legal status of the property. We therefore advise potential buyers or tenants to verify these matters with their own solicitors or other advisers.



78, New London Road,
Chelmsford, Essex, CM2 0PD
Telephone: 01245 500599
Website: www.bondresidential.co.uk