



Rochford Road, Chelmsford, Essex, CM2 0EF

Council Tax Band B (Chelmsford City Council)

 1  3  1

£295,000 Share of Freehold

Bond Residential are delighted to offer for sale this City centre three storey town house being sold with no onward chain.

The property offers an entrance hall, fitted kitchen with high gloss units and living room. To the first floor there is a study deck, bedroom and family bathroom with modern white suite. There are two further bedrooms to the second floor which completes the internal accommodation. Outside the property is approached via a courtyard style area with the property also being able to apply for two parking permits from Chelmsford City council to park on the road.

Location

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 a selection of gyms including Riverside Ice & Leisure.

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 38 minutes, the property is also conveniently located for the A12 and A414 which provide access to the M25 and M11.

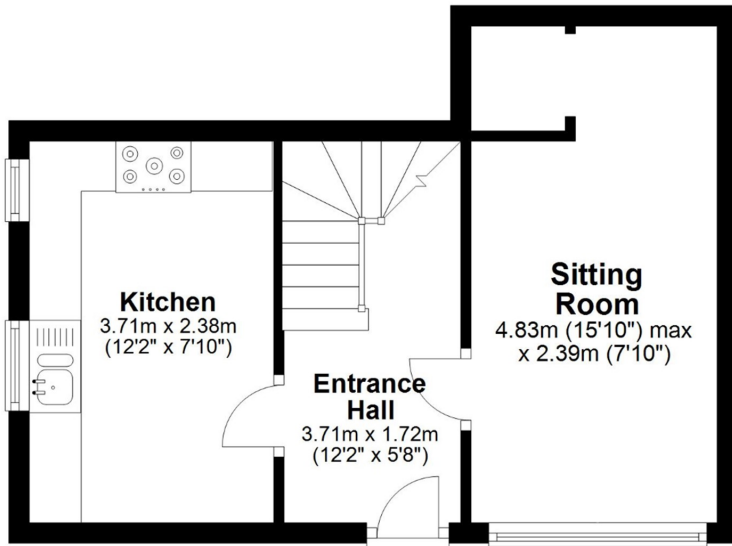
Share of freehold

- City Centre Three Storey Town House
- Gas Central Heating
- Three Bedrooms
- Two On Road Parking Permits
- No Onward Chain
- Lounge & Fitted Kitchen
- Family Bathroom

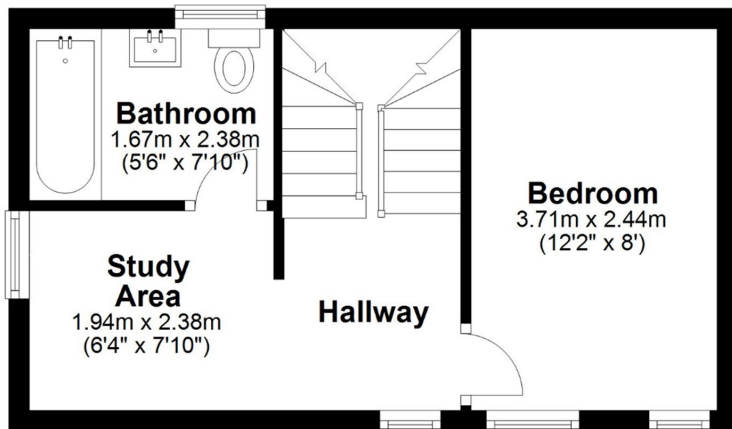




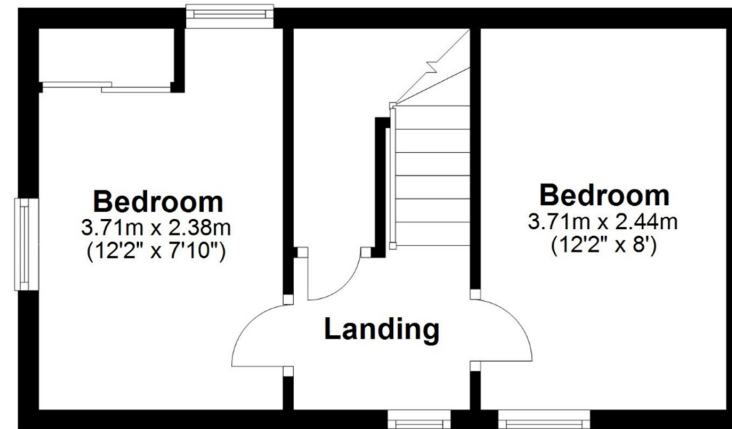
Ground Floor



First Floor



Second Floor



APPROX INTERNAL FLOOR AREA 77 SQ M (830 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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