



- Four Bedroom link detached
- Cul De Sac Location
- Heavily extended
- Ground floor cloakroom
- En-suite to master
- Newly fitted kitchen
- Good sized rear garden
- Cloakroom

### 105 Beardsley Drive, Chelmsford, Essex. CM1 6GJ.

Forming part of the frequently requested civil parish of Springfield, which is situated within close proximity to both Chelmsford's city centre and the A12, is this heavily extended four bedroom link detached house. As previously mentioned, the current owners have recently added a double storey extension to the side and the rear of the property, to now offer a rather large and versatile family home. The ground floor accommodation is vast and some highlights include; entrance porch, refitted high gloss kitchen, spacious living room with separate dining area, cloakroom, further bedroom / additional reception room and newly fitted shower room. To the first floor you will find four well appointed bedrooms (two of which have En-suites) and a family bathroom. Outside, there is a generous and low maintenance rear garden measuring approximately 45' in length and a block paved driveway to the front of the property. New to the market, an early internal inspection is strongly advised.....



# Property Details.

## Entrance Porch

Double glazed entry door to accommodation;

## Cloakroom

Low level w.c., wash hand basin, tiled flooring, radiator, double glazed window to side.

## Kitchen



14' 11" x 9' 7" (4.55m x 2.92m) Re-fitted approximately two years ago with a range of modern grey high gloss units with inset single drainer sink unit with mixer tap, working surfaces with built in Stoves five ring hob unit with cooker hood above, eye level oven and microwave, good range of cupboards and drawer unit, built in wine rack, space for American style fridge freezer, tiling over work tops, eye level cupboards, double glazed windows to front and side, radiator, deep understairs storage cupboard, doors to:

## Inner Lobby / Utility Area



A small but useful area with working surface and space for washing machine and doors to:

## Ground Floor Shower Room



Fitted with a white suite with low level w.c. with concealed cistern, wash hand basin with mixer tap and storage cupboards, towel warmer, tiled flooring, large walk in shower cubicle with separate hose, fully tiled walls, double glazed window to front, extractor fan, inset spotlights.

## Ground Floor Bedroom / Further Reception Room



18' 0" x 7' 5" (5.49m x 2.26m) Used by the present sellers as a ground floor bedroom but having a number of different uses depending upon requirements, laminate flooring, radiator, double glazed window to rear and door to garden

# Property Details.

## Lounge Area



14' 11" x 10' 6" (4.55m x 3.20m) Laminate flooring, radiator, fire surround with electric fire, coved ceiling, double glazed window to side, wide opening to dining area.

## Dining Area



15' 0" x 7' 2" (4.57m x 2.18m) Laminate flooring, radiator, double glazed double doors with side lights overlooking and leading to rear garden, coved ceiling, inset spotlights

## First Floor Landing

Doors to;

### Bedroom One

9' 6" x 8' 8" (2.90m x 2.64m) Radiator, double glazed window to front, built in cupboards and airing cupboard with radiator inside.

### Bedroom Two

10' 8" x 6' 9" (3.25m x 2.06m) Radiator, double glazed window to side.

### Bedroom Three

14' 11" x 7' 2" (4.55m x 2.18m) Radiator, double glazed window to rear, coved ceiling, door to:

### En-suite Shower Room

low level w.c., pedestal wash hand basin and shower cubicle

### Bedroom Four

21' 0" x 6' 9" (6.40m x 2.06m) A long room used as two areas, one with the bed area and the other with the wardrobes etc. It has a radiator, laminate flooring, double glazed windows to side and rear, inset spotlights and door to en-suite bathroom.

### En-suite Bathroom

White suite with panel enclosed jacuzzi bath with mixer tap, low level w.c. with concealed cistern, wash hand basin with mixer tap and storage cupboards, tiled flooring, fully tiled walls, towel warmer, double glazed window to front, inset spotlights.

### Family Bathroom

White suite comprising panel enclosed shower bath with fitted shower, low level w.c. pedestal wash hand basin with mixer tap, tiled flooring, radiator, mainly tiled walls, double glazed window to front.

### Parking

There is a block paved driveway to the front of the property

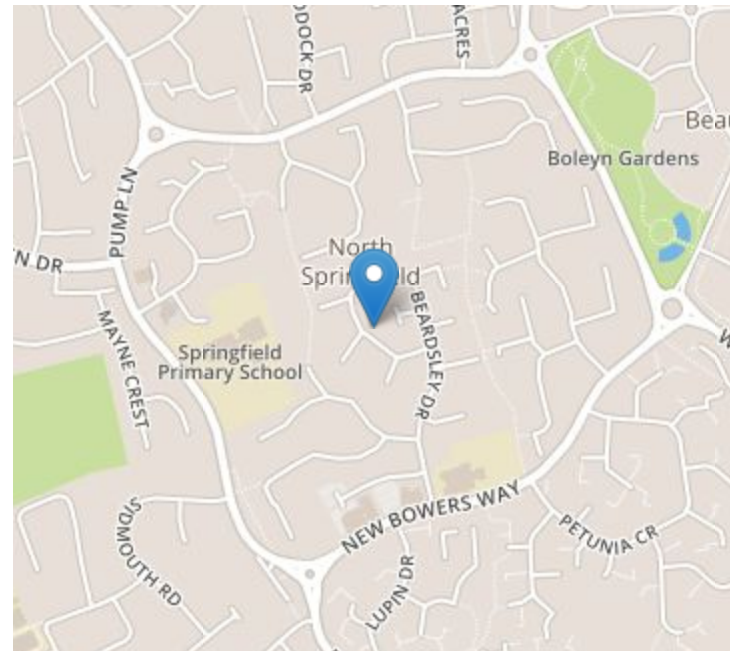
### Rear Garden

The rear garden measures approximately 45' in depth, paved patio area, artificial lawn. To the side of the property is a pedestrian pathway which opens out to the Beardsley Drive children's play area and playing fields.

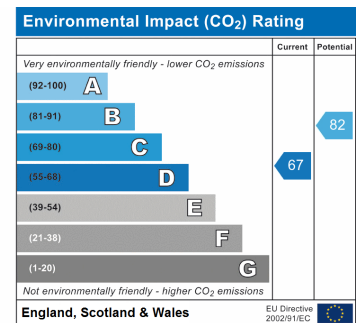
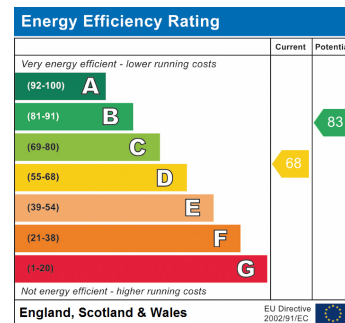
# Property Details.

## Floorplans

## Location



## Energy Ratings



We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Gardens, roof terraces, balconies and communal gardens as well as tenure and lease details cannot have their accuracy guaranteed for intending purchasers. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.