



Cornelius Vale, Chancellor Park, Chelmsford, Essex, CM2 6GY

Council Tax Band F (Chelmsford City Council)

 3  4  2

£875,000 Freehold

An extended and much improved detached family residence, ideally positioned within the highly regarded Chancellor Park development, offering spacious and versatile accommodation designed perfectly for modern family life.

The property is approached via a welcoming entrance hall which provides access to a ground floor cloakroom, a well-proportioned study ideal for home working, and a separate dining room suitable for both everyday use and more formal occasions. A useful boot room adds excellent practicality, while the extended living room is a standout feature of the home. This impressive space is enhanced by bi-folding doors that open onto the rear garden, creating a real feeling of space and an effortless indoor-outdoor flow.

The open-plan kitchen family room is a true statement room and forms the heart of the home. Thoughtfully designed with a large central island, granite worktops, and a range of integrated appliances, it offers a stylish yet highly functional space for cooking, entertaining, and family life. Bi-folding doors allow natural light to flood the room and bring the garden into the house, creating a bright and airy environment. A separate utility room, accessed directly from the kitchen, provides space for a washing machine and tumble dryer beneath matching granite worktops.

To the first floor, the property offers four well-proportioned bedrooms. The main bedroom benefits from fitted wardrobes and a modern en-suite shower room, while the remaining bedrooms are served by a family bathroom fitted with a white suite, completing the internal accommodation.

Externally, the property enjoys a block-paved driveway providing ample off-road parking, leading in turn to a double garage with electric door. The rear garden is ideal for family use and entertaining, with paved patio areas for outdoor dining, and the remainder laid to lawn with established shrubs and hedging to the borders, offering a pleasant and private outlook.

Location

Chancellor Park forms part of the popular Chelmer Village, a well-planned residential area known for its family-friendly environment and excellent local amenities. The area benefits from nearby shops, supermarkets, cafés, and leisure facilities, all within easy reach of Cornelius Vale. Residents also enjoy access to a number of green spaces, parks, and walking routes, providing an excellent balance between modern living and outdoor recreation. Transport connections are strong, with regular bus services offering convenient access into Chelmsford city centre, while the nearby A12 and A130 provide straightforward road links to London and surrounding areas. A selection of well-regarded primary and secondary schools are located within close proximity to Cornelius Vale, making the area particularly appealing to families seeking quality education options nearby.

The city of Chelmsford offers a vibrant mix of historic character and contemporary living. The city centre provides a wide range of shopping, dining, and leisure facilities, alongside cultural attractions including theatres, riverside developments, and public open spaces. Chelmsford mainline station offers fast and frequent rail services to London Liverpool Street, making it a highly desirable location for commuters. With its excellent schools, strong transport links, and thriving retail and business sectors, Chelmsford continues to be one of Essex's most sought-after places to live. The city also benefits from easy access to surrounding countryside, country parks, and leisure pursuits, offering an enviable lifestyle for families and professionals alike.

- **Extended & Much Improved Detached Family Residence**
- **Integrated Appliances & Granite Work Tops**
- **Gas Central Heating**
- **Family Bathroom + En-suite Shower Room**
- **Ample Driveway Parking**
- **High Quality Kitchen/Family Room**
- **Three Reception Rooms**
- **Four Bedrooms**
- **Double Garage**
- **Mature Rear Garden**

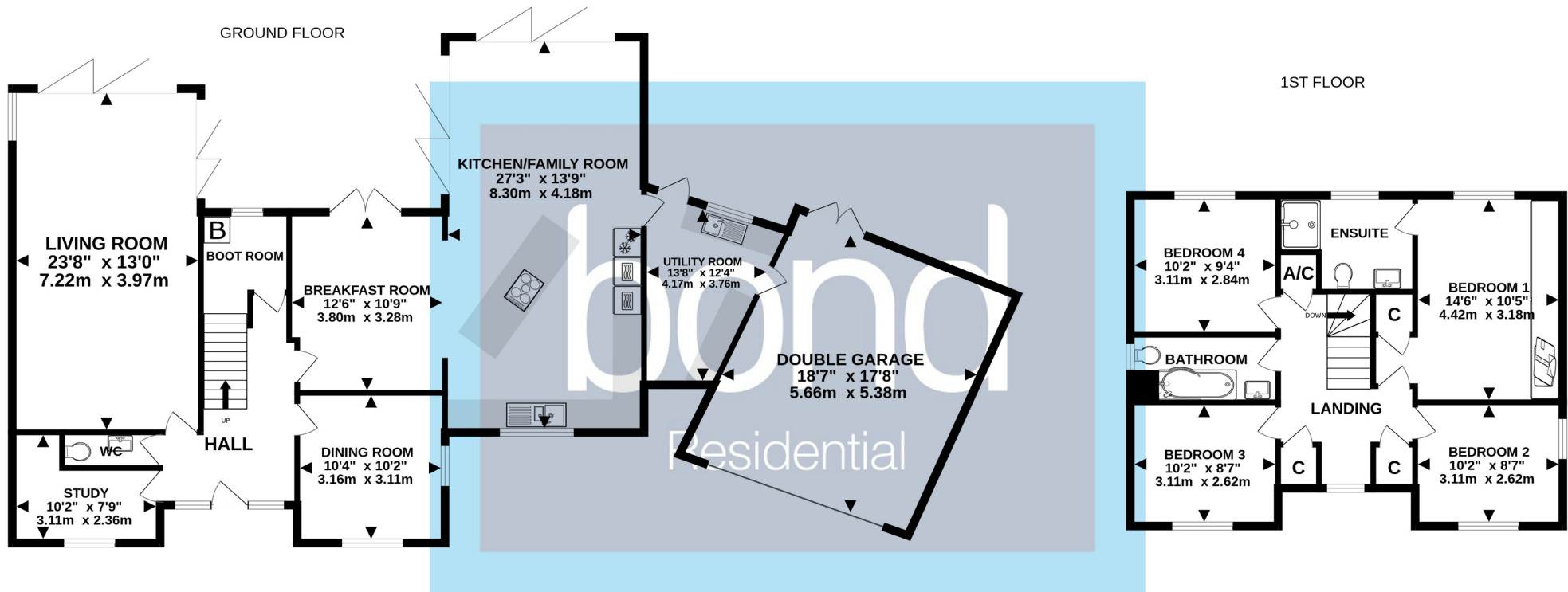












Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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.
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