



## Oaklands Crescent, Chelmsford

£475,000 Freehold

- 2 Bedroom Detached Chalet
- Separate lounge
- Downstairs W/C
- Independent driveway
- No onward chain
- Fitted kitchen with appliances
- Conservatory
- Family bathroom
- Walking distance from Moulsham Street shopping facilities
- Council tax D

McCartney sales is delighted to offer for sale this two bedroom detached chalet, benefiting from separate lounge, fitted kitchen with a conservatory to the side. The property also benefits from two double bedrooms on the first floor and a family bathroom.

Externally, the rear garden is mainly laid to lawn with mature flowers and shrubs. To the front of the property there is an independent driveway for parking.

The property is located in the sought after area of Old Moulsham, with easy access to local shops and facilities and walking distance to the city centre. McCartney Sales & Lettings act as the seller's agent for the marketing of this property. Your conveyancer is legally responsible for ensuring any purchase agreement fully protects your position. We make detailed enquiries of the seller to ensure the information provided is as accurate as possible. Please inform us if you become aware of any information being inaccurate.

# GROUND FLOOR

## ENTRANCE

Hallway, wood flooring, radiator, doors leading to.

## LOUNGE

21' 1" x 12' 0" (6.43m x 3.66m) Double glazed window to front, double glazed sliding doors to rear, feature fireplace, radiator, wood flooring.

## KITCHEN

15' 0" x 8' 8" (4.57m x 2.64m) Fitted units with built in appliances, four ring gas hob, roll top work surfaces, one and a half sink with drainer, double glazed window to front and double glazed window to rear.

## CONSERVATORY

15' 6" x 7' 8" (4.72m x 2.34m) Double glazed windows to all aspect, double glazed door to rear and radiator.

## DOWNSTAIRS W/C

Fitted with a two peice suite and wall mounted boiler.

# FIRST FLOOR

## LANDING

Built in airing cupboard and doors leading to.

## BEDROOM ONE

13' 5" x 9' 8" (4.09m x 2.95m) Double glazed window to front, built in fitted wardrobes, radiator and built in storage space X 2.

## BEDROOM TWO

13' 5" x 8' 8" (4.09m x 2.64m) Double glazed window to front, radiator, built in storage space X 2.

## FAMILY BATHROOM

Fitted with a white three peice suite, double glazed obscure windows to rear.

## EXTERIOR

Rear garden has raised decking area, laid to lawn, flower boarders containing shrubs and bushes, fencing to boundaries, sheds X 2.

Front garden has independant driveway for parking containing shrubs and bushes to boundaries.

