

FOR SALE

£700,000 Freehold



24 Weller Grove, Chelmsford, Essex, CM1 4YJ

- FOUR BED DETACHED HOUSE
- EN SUITE SHOWER ROOM TO BED ONE
- DETACHED DOUBLE GARAGE
- CONSERVATORY
- THREE RECEPTION ROOMS
- DRIVEWAY FOR NUMEROUS VEHICLES
- BACKS ON TO FIELD
- OPEN EVENT SATURDAY THE 27TH



PROPERTY DESCRIPTION

*** OPEN EVENT SATURDAY THE 27TH BETWEEN 12:30PM AND 2PM CALL NOW TO BOOK YOUR VIEWING ***

Located in a desirable residential cul-de-sac and backing onto an open greensward, this beautifully presented four-bedroom detached home with detached double garage and located within easy reach of local amenities and pubs, excellent schooling, play areas, local parks and it is a few minutes drive from major transport links and the vibrant City Centre with its wide array of shops and restaurants.

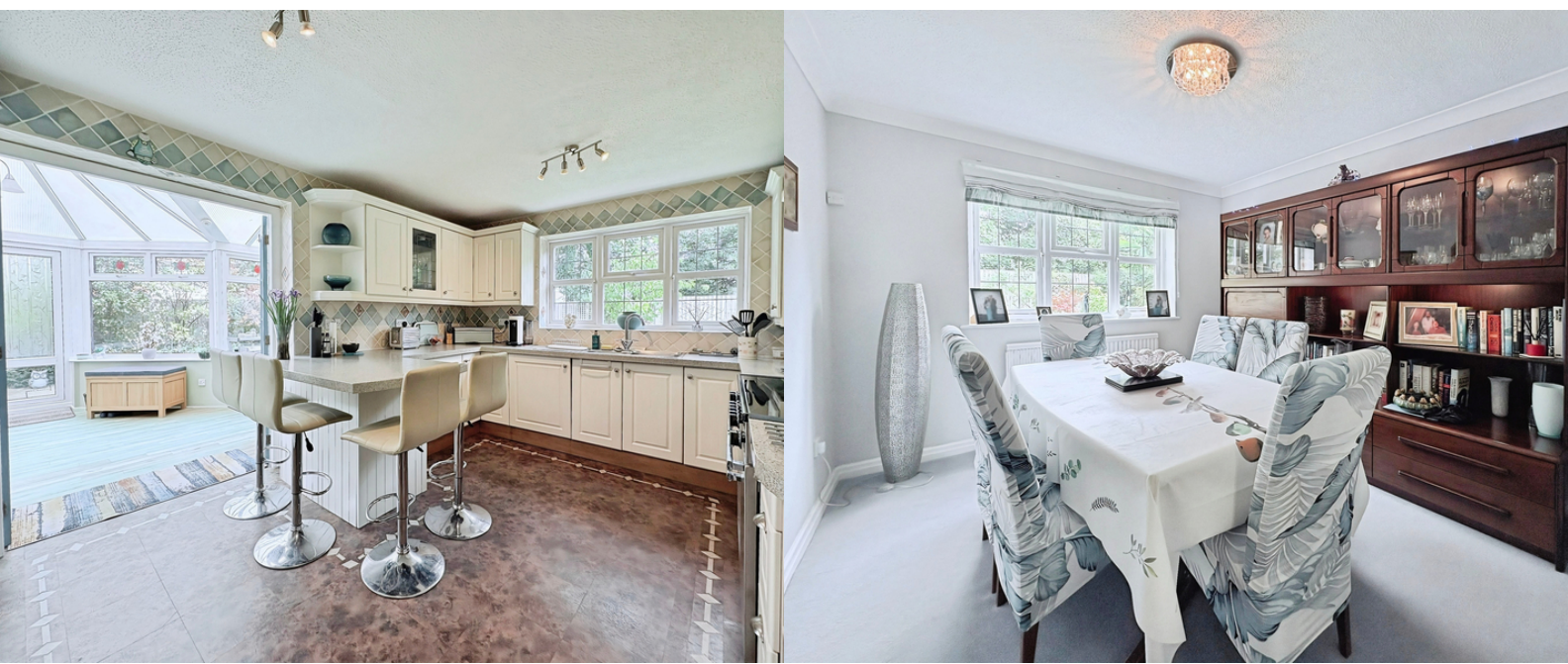
Approached via a large driveway offering ample parking space for 4/5 vehicles, the double glazed front door opens up to the spacious entrance hallway that leads to the rest of the home. On the ground floor, there is a spacious lounge with a feature fireplace, a reception room that can be used as an office or a dining room, a downstairs cloakroom and an updated, modern fitted kitchen breakfast room which opens out to the large conservatory and separate utility room.

The first floor boasts of four good sized bedrooms with the principal bedroom benefitting from an En-Suite with a large shower. The main bathroom has been updated and fitted with a jacuzzi style bath, hand wash basin with storage underneath, WC, and a chrome heated towel rail.

This family home is further enhanced by its low maintenance, fully enclosed rear garden that is made for relaxing and socialising. there is also a huge benefit from a gate that opens directly into the park behind, an absolute must for families with children.

A large detached double garage with duel up and over doors to the front, a side access door, power and lighting.

This house is an absolute must see, please call now to arrange your viewing.



ROOM DESCRIPTIONS

Entrance Hall

Lounge

11' 08" x 22' 04" (3.56m x 6.81m) Double glazed window to front, double glazed French doors to the rear, radiator, feature fireplace, radiator.

Kitchen

10' 05" x 14' 02" (3.17m x 4.32m) Double glazed window to rear, range of wall and base units, rolled edge work surfaces with stainless steel sink with mixer tap, boiler to cupboard, integrated appliances, Rangemaster over with electric induction hob and with electric extractor over, radiator, part tiled walls.

Dining Room

10' 0" x 11' 0" (3.05m x 3.35m) Double glazed window to the rear, radiator.

Utility Room

Double glazed window to front, space for washing machine and dryer.

Conservatory

19' 07" x 12' 04" (5.97m x 3.76m)

Cloackroom

Double glazed obscure window to flank, low w/c, wash hand basin with vanity unit below, storage, heated towel rail.

1st Floor Landing

Double glazed window to front, airing cupboard, loft hatch.

Bedroom One

12' 07" x 11' 10" (3.84m x 3.61m) Double glazed window to the rear, built in storage, radiator, door to:

En-Suite Shower Room

Bedroom Two

11' 07" x 12' 02" (3.53m x 3.71m) Double glazed window to the rear, built in storage, radiator.

Bedroom Three

Double glazed window to the front, built in storage, radiator.

Bedroom Four

6' 07" x 9' 02" (2.01m x 2.79m) Double glazed window to the front, radiator.

Family Bathroom

Double glazed obscure window to the front, Jacuzzi bath, wash hand basin, low level wc, heated towel rail, part tiled walls.

Detached Double Garage

Twin up and over doors, electric and power, door to the side.

Parking

Driveway parking for 4/5 cars, garden area with plants and grass, side access.

Rear Garden

Wrap around garden, well established garden with lovely planting, the garden benefits hugely to a gate which opens to the park behind, treat for kids.

Viewings

BY PRIOR APPOINTMENT WITH BALCH ESTATE AGENTS

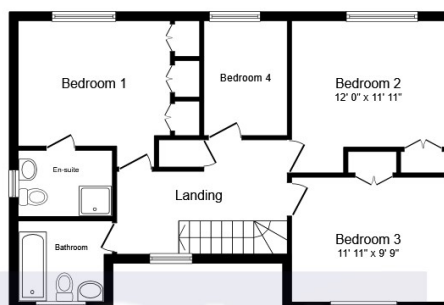
For clarification, we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings.



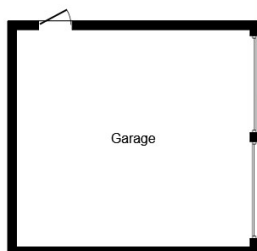
FLOORPLAN



Ground Floor
Floor area 879 sq.ft.



First Floor
Floor area 681 sq.ft.



Garage
Floor area 311 sq.ft.

Total floor area: 1,870 sq.ft.

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io