



Mill Lane, Danbury, CM3 4HY

Council Tax Band F (Chelmsford City Council)



Offers in excess of £500,000 Freehold



## ACCOMMODATION

An established detached home which is offered for sale with no onward chain and requires modernisation internally but also offers scope for extension (stpp). The ground floor comprises entrance hall, living room and separate dining room with parquet flooring, kitchen and separate utility room with ground floor cloakroom. On the first floor there is a generous landing and three bedrooms with a shower room and separate wc.

Outside there is driveway parking to the front for 3 vehicles and a lawned area with flower and shrub borders and side access and to the right hand side of the property there is additional hardstanding. The front garden features a lawned area with flower and shrub beds with access to the rear on both sides. To the right hand side of the property the plot widens and therefore offers scope to extend (stpp) The rear garden is approximately 50ft x 30ft and lawned with mature trees and shrubs and evergreen hedging to the left hand boundary.

## LOCATION

The property is conveniently situated within walking distance of local shops, schools and pubs. Danbury offers a range of local facilities which include local Co-op supermarket and Tesco convenience store, public houses and a parish church. Schooling includes Elm Green and Heathcote as well as Danbury Park and St Johns primary schools. For the commuter, Chelmsford and Hatfield Peverel mainline stations lie approximately 5 miles from the village. Chelmsford city centre offers an extensive range of shopping and leisure activities whilst Maldon town centre and South Woodham Ferrers are also within easy reach of the village. The A12 trunk road which links to the M25 and beyond is less than 2.5 miles from the property.

## AGENTS NOTE

Please note that there is no gas supply to the property although we understand that there is gas available in the road.

- Detached home requiring modernisation with scope for extending (stpp)
- Two reception rooms
- Three bedrooms
- Generous sized plot with space to side for extension (stpp)
- Established rear garden approximately 50ft x 30ft
- Entrance Hall & cloakroom
- Kitchen and separate utility room
- Shower room and separate wc
- Driveway parking for several cars
- No onward chain











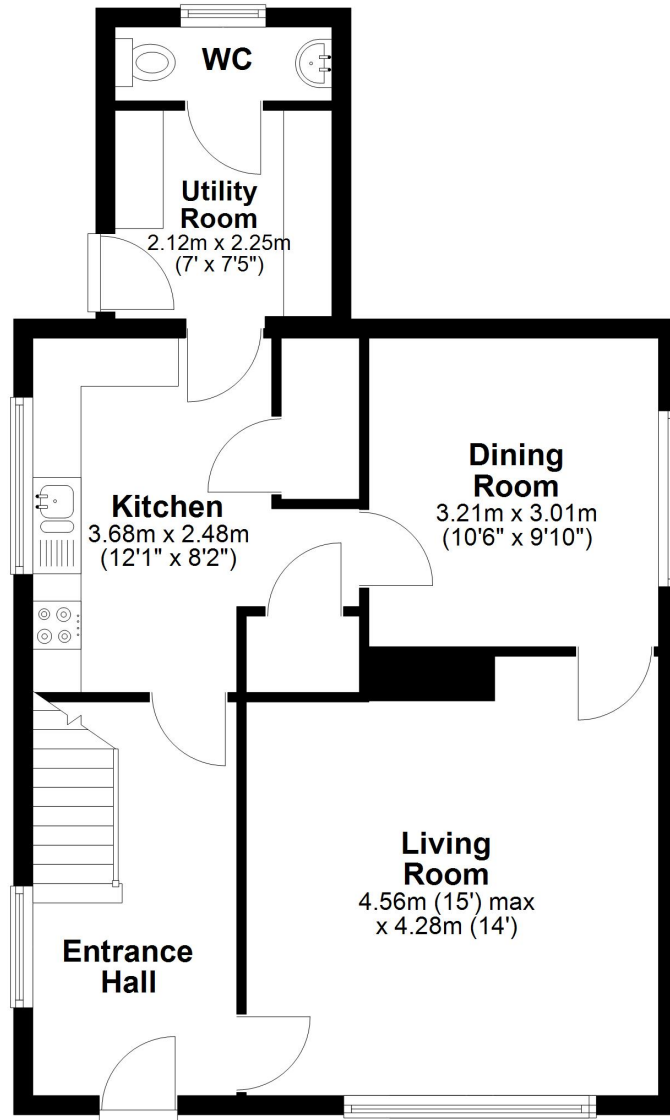




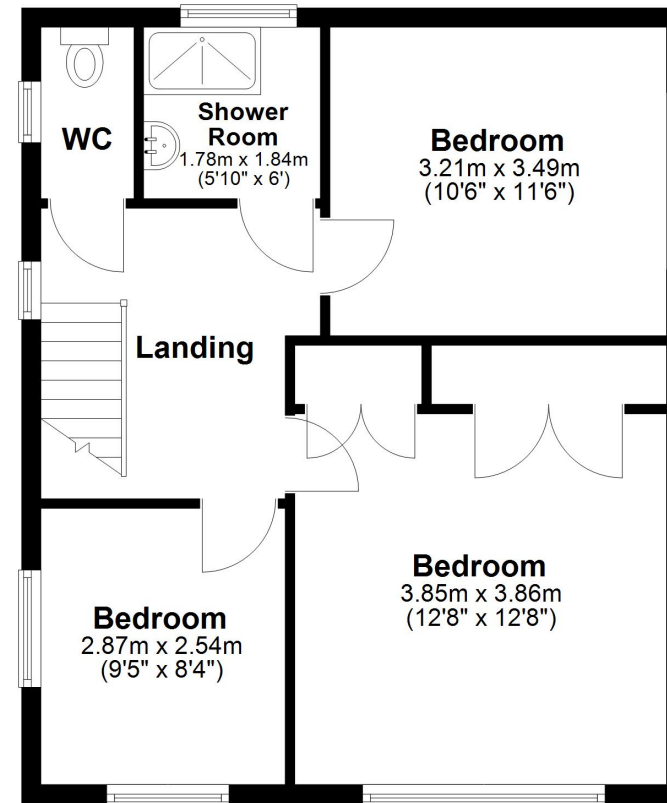




## Ground Floor



## First Floor



Total area: approx. 109.5 sq. metres (1179.2 sq. feet)

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