



Holly Way, Moulsham Lodge, Chelmsford, Essex, CM2 9JU

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£350,000 Freehold

This well-presented three-bedroom terraced home is situated in the popular residential area of Moulsham Lodge, Chelmsford.

The property has been thoughtfully updated by the current owners, featuring new flooring throughout the ground floor, fresh carpets to the stairs and first floor, and redecorated interiors that create a light and modern living space. The ground floor offers a welcoming hallway leading into a living room, a modern kitchen/dining room, and a bright conservatory opening onto the rear garden. Upstairs, there are three bedrooms, including two doubles and a versatile third bedroom which would be suitable for a nursery or home office, along with a bathroom with modern white suite and separate WC.

Externally, the property benefits from a driveway to the front providing off-road parking, as well as a side passageway giving access to the rear garden. The home is offered for sale with no onward chain, making it an excellent opportunity for first-time buyers, families, or investors alike.

Location

Moulsham Lodge is a highly desirable residential location to the south of Chelmsford city centre. The area offers a strong sense of community, with a variety of local amenities including independent shops, supermarkets, cafés, and takeaway restaurants, all within easy reach. For outdoor enthusiasts, there are several green spaces and recreational areas nearby, perfect for walking, running, or family outings. Families are particularly drawn to Moulsham Lodge due to its excellent choice of schools. The property is within close proximity to Moulsham Infant School, Moulsham Junior School, and Moulsham High School, all of which enjoy strong reputations. Other local schools nearby include Mildmay Infant and Junior Schools and Great Baddow High School, giving families a broad choice for all age ranges.

Transport links are also excellent, with regular bus services into Chelmsford city centre, where the mainline railway station provides fast and frequent services into London Liverpool Street (approximately 35 minutes). The nearby A12 also offers convenient road links to London, the M25, and beyond.

Chelmsford is a vibrant city offering a wealth of amenities, leisure facilities, and attractions. The city centre boasts an excellent range of shops, including the Bond Street retail and leisure development, as well as an array of restaurants, bars, and cafés. Cultural highlights include the Civic Theatre, two cinemas, and a lively programme of events throughout the year. Chelmsford is also well-known for its green spaces, such as Hylands Park, Oaklands Park, and Central Park, which provide excellent opportunities for recreation and relaxation.

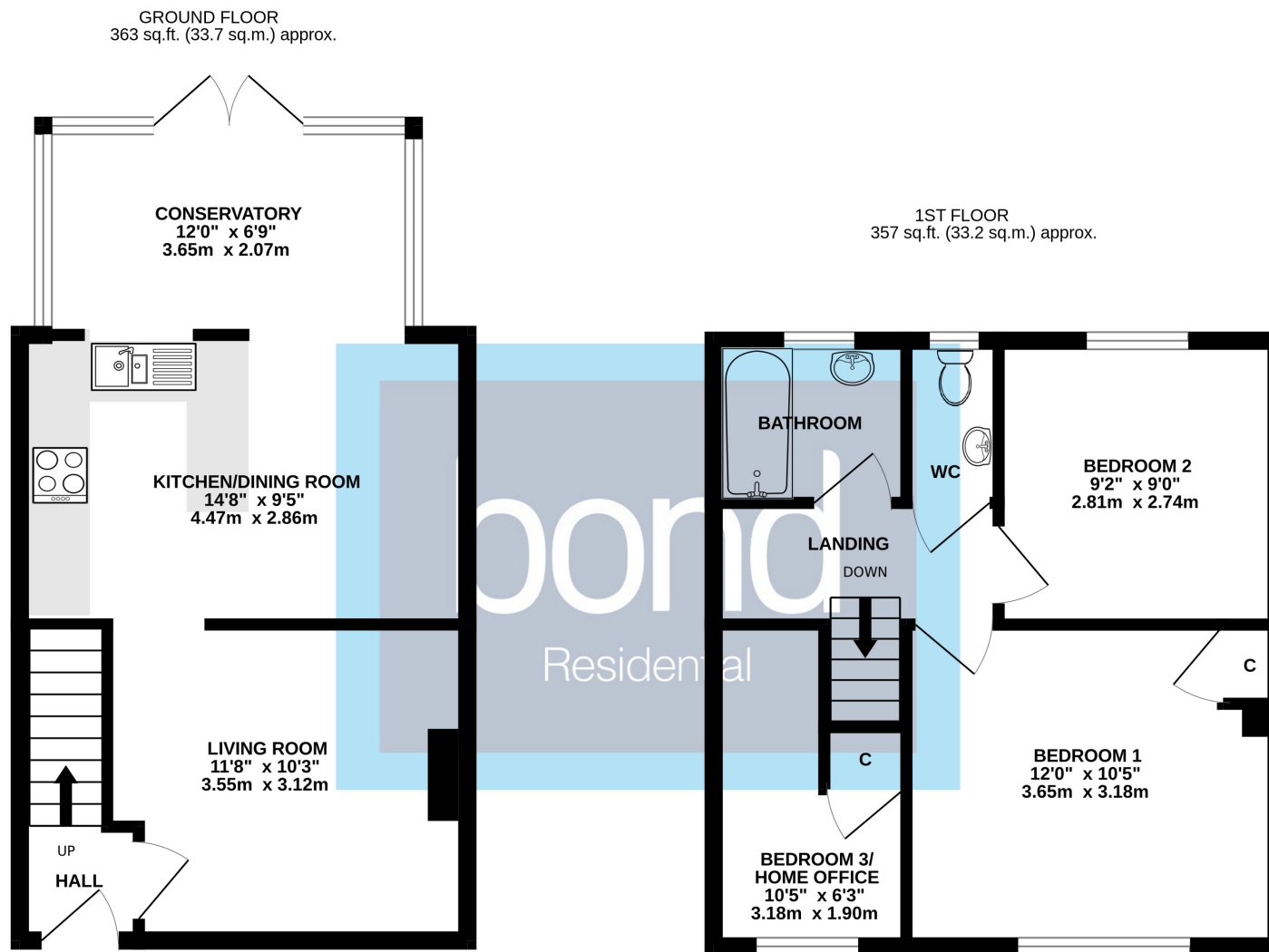
- Three-bedroom terraced home in sought-after Moulsham Lodge
- Conservatory with views and access to rear garden
- Side passageway offering access to the rear garden
- New carpets to stairs and first floor
- Offered with no onward chain

- Spacious living room and kitchen/dining room
- Driveway providing off-road parking to the front
- Recently updated with new flooring to the ground floor
- Freshly redecorated interiors throughout
- Close to excellent local schools, shops, green spaces, and transport links







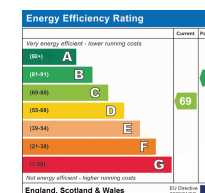


TOTAL FLOOR AREA : 720 sq.ft. (66.9 sq.m.) approx.

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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