



Colley Road, Great Baddow, Chelmsford, Essex, CM2 7JQ

Council Tax Band D (Chelmsford City Council)



£440,000 Freehold

Bond Residential are delighted to offer for sale this semi detached family home situated in Great Baddow.

The property offers an entrance hall, ground floor shower room, lounge/diner, fitted kitchen with built in oven & hob plus a utility room. To the first floor there are three good size bedrooms, family bathroom with modern white suite and a generous landing which offers space for a desk for home working. Outside the property benefits from a driveway which provides off road parking and in turn leads to the garage with up & over door. The rear garden is mainly laid to lawn with shrubs & hedging to borders and a decking area behind the garage which offers space for a hot tub.

LOCATION

Colley Road is situated in the sought after Great Baddow area located on the highly desirable South side of Chelmsford.

The property is within walking distance of The Vineyards shopping precinct and Baddow Hall primary school as well as being within easy access for Great Baddow High & The Sandon School.

There is a regular bus service which provides access into Chelmsford city centre. The city centre offers a fantastic range of places to socialise and eat with a wide range of restaurants from small family run independent ones to larger well know chains serving cuisines from around the world. Along with a thriving nightlife with a selection of bars, there are two theatres including the Civic Theatre and two multi-screen cinemas. The pedestrianised High Street, two shopping precincts, retail parks as well as several designer stores in the popular Bond Street ensure residents benefit from a wide choice of shopping facilities.

Chelmsford offers a comprehensive range of leisure and sporting facilities with a selection of gyms, the newly refurbished Riverside Ice & Leisure Centre. A selection of sports clubs can be found in the Great Baddow area at both Chelmer Park and Baddow Recreational Ground.

Chelmsford is renowned for its educational excellence and, alongside the local schools, it offers two of the country's top performing grammar schools, Writtle Agricultural College, Anglia Ruskin University, and several private schools.

Chelmsford is a sought-after commuting city with a mainline station offering a direct service to London Liverpool St with a journey time as fast as 38 minutes. Colley Road is conveniently positioned within easy access of the A12.

- Semi Detached Family Home
- Lounge/Diner
- Utility Room
- Garage & Driveway

- Ground Floor Shower Room
- Fitted Kitchen
- Gas Central Heating
- Rear Garden



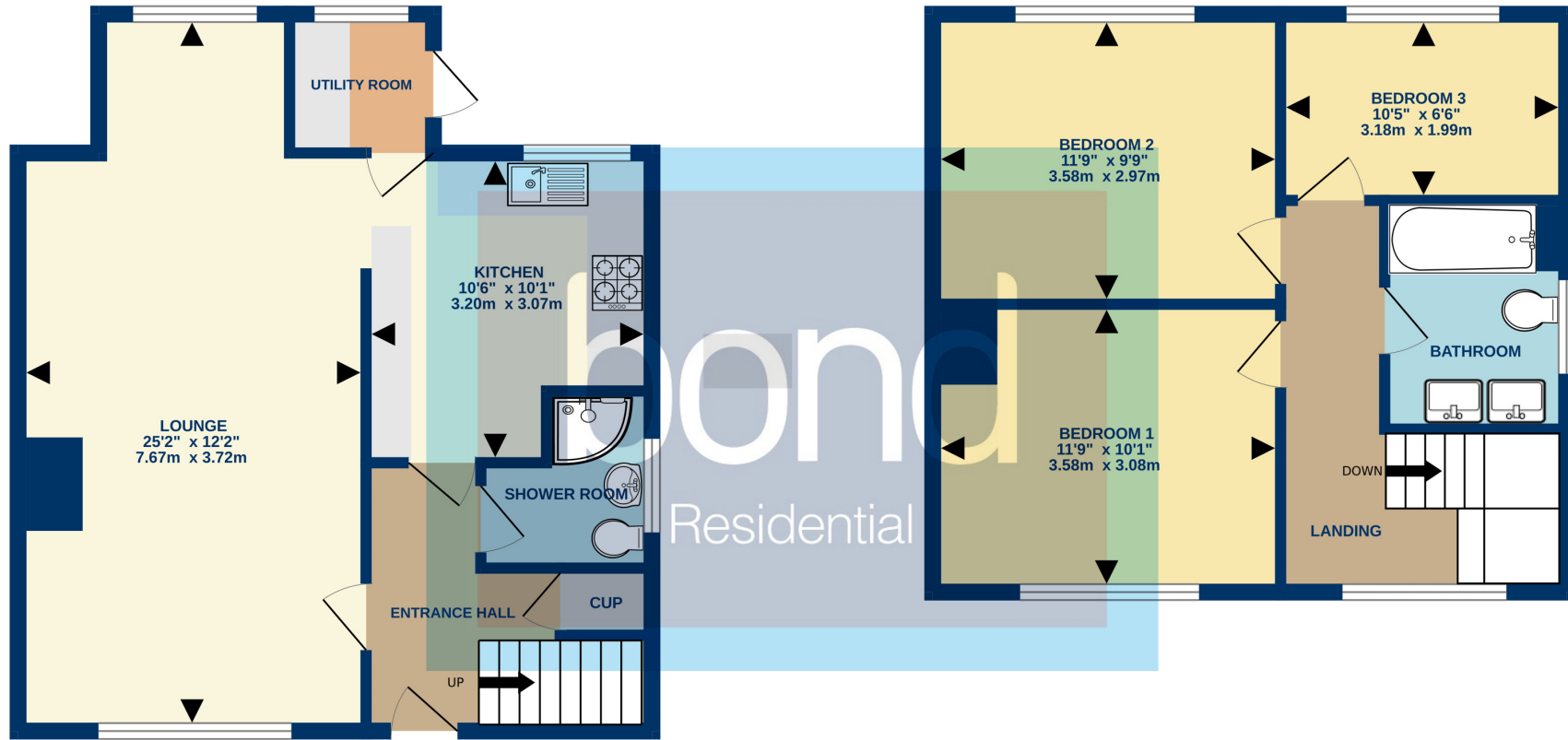






GROUND FLOOR

1ST FLOOR



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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78, New London Road,
 Chelmsford, Essex, CM2 0PD
 Telephone: 01245 500599
 Website: www.bondresidential.co.uk

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