



Lupin Drive

Chelmsford, CM1 6YJ

Guide Price £400,000

Freehold
Tax Band: C



Recently EXTENDED & REMODELLED throughout and now boasting a SUBSTANTIAL & IMPRESSIVE 34' OPEN-PLAN LIVING AREA with stylish, modern kitchen and DINING / FAMILY AREA with folding doors opening to the garden, is this spacious end terraced home. With three bedrooms, small en ensuite wet room to the master bedroom, refitted family bathroom, OPEN PLAN LOUNGE / DINER / KITCHEN / DINING AREA, private rear garden, DRIVEWAY PARKING FOR 3 CARS, integrated garage and fitted with air-source heat pump & under-floor heating throughout the home. Contact Hamilton Piers of Springfield to view!



Lupin Drive, Chelmsford, CM1 6YJ

GROUND FLOOR:-

OPEN PLAN LIVING AREA: (34'9" x 17'5" > 14'2")

LOUNGE AREA:

Entrance door to front, double glazed window to front, stairs to first floor, feature wall with inset fireplace, door to garage, opens to:

KITCHEN AREA:

A stylish, modern kitchen with an extensive range of wall and base units, central island with breakfast bar, integrated double oven, dishwasher and fridge freezer, recess with additional worktop and space under for washing machine and tumble dryer, opens to:

DINING / FAMILY AREA:

Tri-folding doors to garden, part pitched ceiling with recesses made for skylight windows (x2).

CLOAKROOM/WC:

Low level wc, vanity hand basin.

FIRST FLOOR:-

LANDING:

Loft access, doors to;

BEDROOM ONE: (15'1" x 11'8" > 6')

Double glazed window to rear, opens to:

WETROOM EN SUITE:

Low level wc, shower to wall.

BEDROOM TWO: (9'11" x 6'10" plus door recess)

Double glazed window to front.

BEDROOM THREE: (7'8" x 6'9")

Double glazed window to front.

BATHROOM:

Double glazed window to rear, bath with rainfall shower over, low level wc, pedestal hand basin.

EXTERIOR:-

FRONTAGE:

Driveway parking for 3 cars, garage with up and over door (two thirds size approx).

REAR GARDEN:

Mainly laid to lawn, patio area with pergola, shed housing ground-source heating pump and storage.

AGENTS NOTES:

Contact Hamilton Piers of Springfield to view!



At Hamilton Piers we aim to ensure our particulars are accurate and reliable. However, they do not constitute any offer or contract, nor are they to be taken as statements or representations of fact. No tests have been carried out by us in respect of services, systems or appliances contained in the specification and no guarantee as to their operating ability or efficiency is given (unless stated otherwise).

All measurements are a guide only and, therefore, can be approximated in some cases. If purchasing, fixtures and fittings, apart from those mentioned in the particulars, are to be agreed with the seller. Some particulars, please note, may also be awaiting the seller's approval. If clarification or further information is required, please contact us.

AWARD WINNING SALES AND LETTINGS ACROSS ESSEX

01376 341 141 | 01245 269 777 | 01621 212 450 | 01371 809 500 | 0207 079 1510

