



**Chestnut Avenue, Heybridge Maldon CM9 4BA**

**welcome to**

## **Chestnut Avenue, Heybridge Maldon**

Conveniently located on a PLEASANT WALKING within reach of local SHOPS AND SCHOOLS in the poplar Heybridge area is this STYLISHLY PRESENTED home with SOUTH FACING GARDEN



## **Entrance Porch**

Covered porch area, part glazed door to:-

## **Entrance Hall**

Double glazed UPVC window to front, stairs rising to first floor with cupboards under, radiator, open to:-

## **Lounge**

14' 6" x 11' 7" Max ( 4.42m x 3.53m Max )

Double glazed UPVC window to front, radiator, open to:-

## **Kitchen Diner**

17' 10" x 8' 10" ( 5.44m x 2.69m )

Double glazed UPVC window and French doors to rear opening to the garden, modern fitted kitchen comprising of sink set in the same effect work surfaces with matching upstands and range of eye and base level units, space for appliances, radiator, open to:-

## **Utility Room**

4' 10" x 4' 3" ( 1.47m x 1.30m )

Double glazed UPVC window to side, fitted units and space for appliances.

## **First Floor**

### **Landing**

Loft access, door to:-

### **Bedroom One**

13' 7" x 10' 6" ( 4.14m x 3.20m )

Double glazed UPVC window to front, radiator.

### **Bedroom Two**

9' 11" x 8' 5" ( 3.02m x 2.57m )

Double glazed UPVC window to rear overlooking the garden, radiator.

### **Bedroom Three**

7' 2" x 6' 2" Plus Recess ( 2.18m x 1.88m Plus Recess )

Double glazed UPVC window to front, over stairs storage cupboard, radiator.

### **Bathroom**

Double glazed UPVC window to rear, modern white suite comprising of panel bath with electric shower over, low level WC and pedestal basin, part tiled walls, chrome heated towel rail.

## **Outside**

### **Front**

Laid to shingle with pathway leading to porch.

### **Rear Garden**

South facing, enclosed by panel fence and predominately laid to lawn with outdoor storage shed and gated room access.



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Welcome to

## Chestnut Avenue, Heybridge Maldon

- Stylish Open Plan Layout
- South Facing Garden
- Well Proportioned Rooms
- Communal Parking
- Close to Amenities

Tenure: Freehold EPC Rating: C

Council Tax Band: B

# £325,000



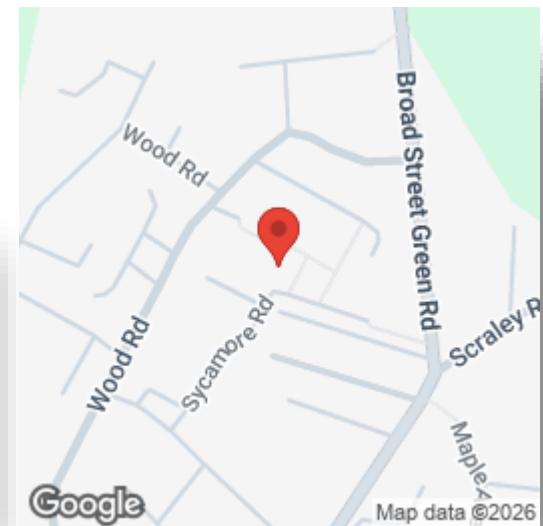
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Property Ref:  
MLN103179 - 0003

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Please note the marker reflects the postcode not the actual property

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