



Golding Thoroughfare, Chelmsford

Guide Price £370,000



- Well presented three bedroom family home found on popular Chelmer Village
- Close to Retails Parks, Parks, Schools and Chelmer Village Square
- Accessible to A12/A130 road links
- Moments drive into Chelmsford City Centre and railway station
- Potential for double storey side extension stpc
- Lovely size lounge, kitchen, conservatory plus second reception room (formerly the garage)
- Three well proportioned bedrooms plus family bathroom
- Rear Garden
- Summer House has Hot and Cold Air-Conditioning unit fitted
- Driveway parking



Well presented three bedroom semi detached house, offering potential for two storey side extension stpc. Located on popular Chelmer Village. Close to schools, Retail Parks, Parks and Chelmer Village Square. Accessible to A12/A130 road links and good transport links. Moments drive into Chelmsford City Centre and railway station. Accommodation boasts, entrance hall, lovely size lounge, kitchen , conservatory and second reception room (formerly the garage) First floor is home to three bedrooms and family bathroom. Externally the property has a good size rear garden with Summerhouse to remain and plenty of driveway parking.

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Enter the property via porch to front aspect.

Entrance hall commences with stairs leading to first floor accommodation. Storage cupboard.

Kitchen 13'1 x 6'5 double glazed window to front. Range of wall and base mounted units with matching storage drawers. Complimentary wooden style worksurfaces housing sink drainer. Tiling to splash backs. Space for appliances including space for freestanding cooker. Tiled flooring.

Lounge 14'1 x 12'7 gives access to conservatory via patio sliding doors. Wooden style flooring, Coved ceiling.

Conservatory 7'6 x 5'8 French double glazed doors to garden. Fanlight double glazed windows. Tiled flooring.

First floor landing is home to three bedrooms and three piece bathroom.

Bedroom one 9'5 x 9'1 double glazed window to front. Storage cupboards.

Bedroom two 9'1 x 6'8 overlooks the rear aspect. Double glazed window.

Bedroom three 11'4 x 5'5 double glazed window to rear.

Bathroom comprises white panel bath fitted with shower and glass splash screen door. Vanity wash hand basin and low level wc. Obscure double glazed window. Part tiling to walls. Heated towel rail.

Rear garden is predominately lawned. Summer house is located to the rear of the property and has hot and cold air-conditioning unit fitted.

Driveway parking to front.

Council Tax Band: C

Local Authority: Chelmsford

Disclaimer: Council Tax is given as a guide only and should be checked and confirmed before exchange of contracts.

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. All verification of property details should be made by your legal representative for the purchase of the property to ensure that all information including but not limited to; Tenure, lease information, parking facilities, planning permission, and building regulations is accurate and correct.

The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as guide to prospective buyers only and are not precise.

Floorplans where included may not be to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.



Local Life

Chelmer Village/Springfield is a housing, retail and industrial development in the East of Chelmsford, Essex. The development was started by Countryside Residential PLC in 1978. Popular community village giving easy access to A12/A130 road links. Close to Chelmer Village and Springfield Retail Parks, moments drive to Chelmsford City Centre, where you can enjoy a choice of amazing food at a variety of pubs, restaurants and shops. Also you can visit the infamous Chelmsford Historic Cathedral.



