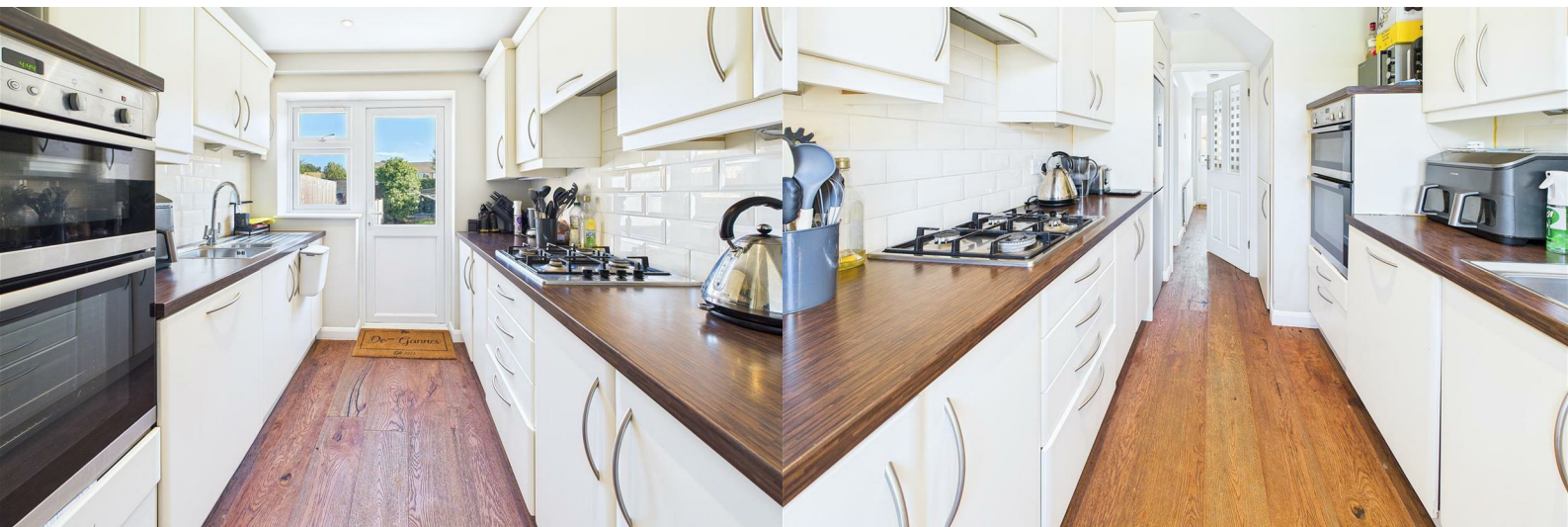




13 Yewtree Gardens

Chelmsford, CM2 9JF

GUIDE PRICE £360,000-£365,000



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Entrance Hall

Access via entrance door. Wood flooring. Stairs to first floor.

Lounge/Diner

Spacious double fronted lounge diner. Double glazed window to front. Fireplace. Inset spotlights. Wood flooring. Double glazed doors to rear. Radiator.

Kitchen

Double glazed window and part Part glazed door to rear. Laminate work surfaces. Units to eye and base level. with integrated double oven, gas hob with extractor over. Sink with mixer taps and drainer. Space for fridge freezer. Space and plumbing for washing machine. Wood flooring. Door leading to garden.

Landing

Access to fully boarded loft with ladder attached. Doors leading to;

Bedroom One

Large double glazed windows to front. Radiator.

Bedroom Two

Double glazed window to rear. Radiator.

Bedroom Three

Double glazed window to front. Radiator.

Bathroom

Obscure double glazed window to front. Three piece white suite comprising low level WC, vanity wash hand basin with storage below and panelled bath with shower attachments over and screen. Tiled flooring Part tiled walls. Heated towel rail.

Exterior

Rear Garden

Commencing paved patio area with remainder laid to lawn. Fences to boundaries. Shed to remain. Various trees and shrubs. Side access to front.

Frontage

Paved driveway proving off road parking for two cars. Side access.

Agent notes

Should you be successful in having an offer accepted on a property through ourselves, then there is an administration charge of £54.00 inc. VAT (non-refundable) to complete our Anti Money Laundering Identity checks.



Tel: 01245 330764



Road Map



Hybrid Map



Terrain Map



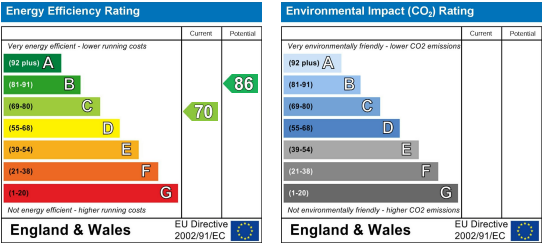
Floor Plan



Viewing

Please contact our Chelmsford Office on 01245 330764 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.