

oakheart

£240,000

Offers In Excess Of
Pearl Square, Chelmsford



Welcome to this charming first floor flat, ideally situated in the heart of Great Baddow—an area renowned for its appeal and convenience. This beautifully presented property features tasteful décor throughout, creating a warm and inviting atmosphere that makes it easy to feel at home. The spacious open-plan living area is perfect for both relaxing and entertaining, offering plenty of room for everyday living.

The flat benefits from two well-appointed double bedrooms, with

the master bedroom including a built-in wardrobe for added storage and convenience. A modern four-piece bathroom suite provides a touch of luxury and comfort, while gas central heating ensures the home remains cosy throughout the year. Practicality is further enhanced by the inclusion of allocated parking for one car, making life just that little bit easier for residents.

Situated within easy walking distance of Beehive Primary School

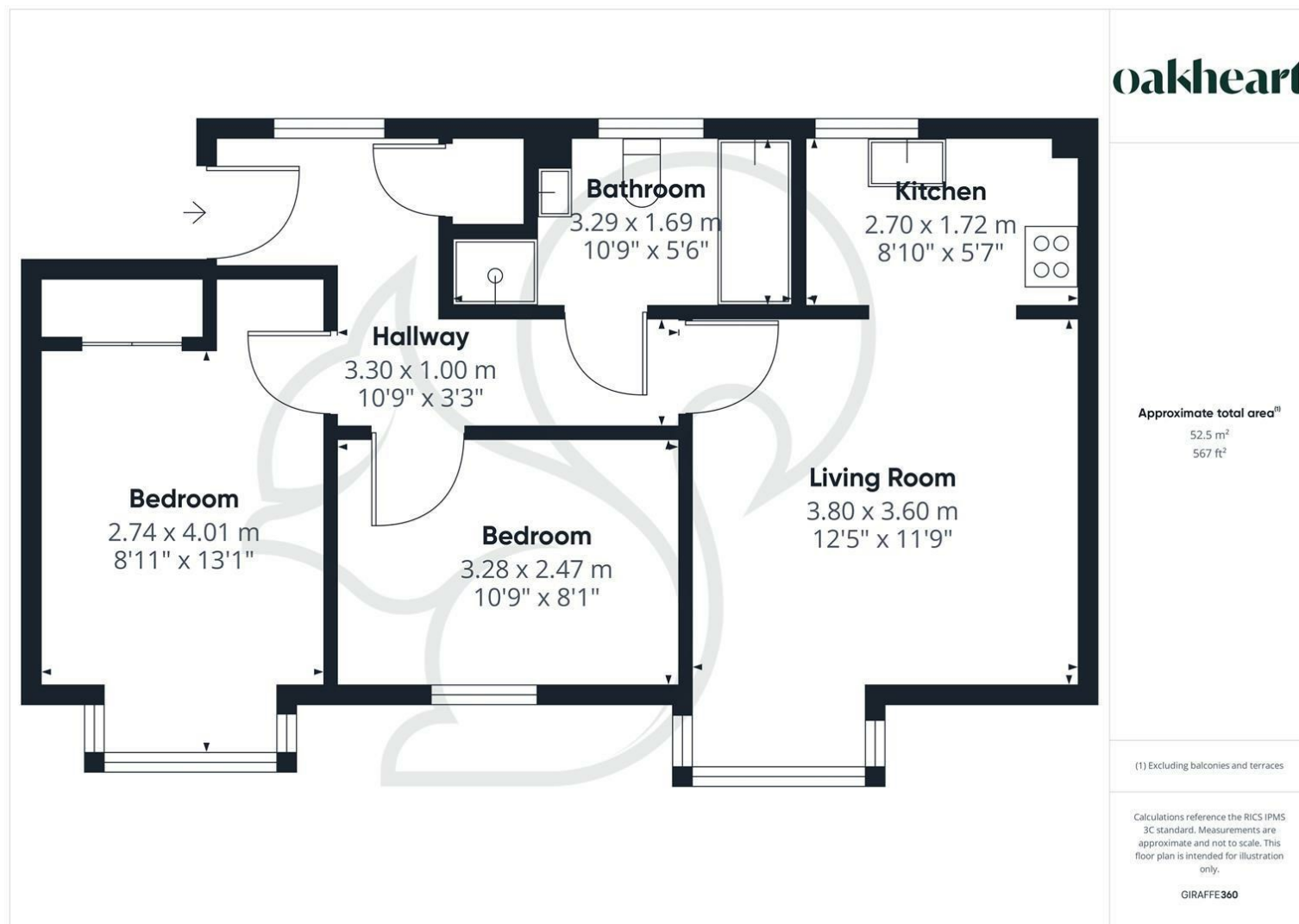
and Great Baddow High School, this property is perfect for families or professionals seeking excellent local amenities and education. Chelmsford city centre is also easily accessible, offering a wide range of shops, restaurants, and entertainment options. Despite such convenience, the flat enjoys the tranquillity and charm of its desirable surroundings, providing a peaceful retreat from the hustle and bustle of daily life. This property presents a fantastic opportunity for first-time buyers seeking a welcoming home and property investors looking for a reliable rental income. Don't miss the opportunity to make this delightful property your new home or investment.












Local Authority:
Chelmsford City Council

Tenure:
Leasehold

Council Tax Band:
C

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	83	84
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon.

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