



Coldnailhurst Avenue
Braintree CM7 5PZ

for sale guide price
£340,000



Property Description

Brand new to market is this three bedroom semi-detached house which is the perfect family home, offering ample space and comfort.

This home is being sold with No Onward Chain, making it an ideal opportunity for a smooth and hassle-free purchase.

Step inside to discover a welcoming living room that invites relaxation, seamlessly flowing into a delightful dining area. The modern kitchen leads onto a inner lobby which boasts two brick storage units which has scope to be converted.

The first floor offers three bedrooms and a family bathroom.

Externally this family home boasts an ample sized rear garden and driveway parking for two/three vehicles.

The location of this home is also ideal, as it is within walking distance to Braintree Town Centre and Braintree Train Station which provides direct links to London Liverpool Street, offering easy access to amenities and services.

This family home is also within easy access to reputable primary and secondary schooling.

Additionally, the A131 and A120 are easily accessible providing excellent transport links

to Chelmsford City and Stansted Airport.

This semi-detached home truly offers the complete package for a comfortable and convenient family living.

Entrance Hall

Stairs leading to the first floor

Living Room

14' 4" x 10' 6" (4.37m x 3.20m)

Double glazed window to the front aspect, open fire place, radiator.

Kitchen

13' 6" x 9' 2" (4.11m x 2.79m)

Inset stainless steel sink unit with left hand drainer with cupboard under, working surfaces to the side with a matching range of wall mounted units with further drawers and cupboards under, integrated dishwasher, space for washing machine and fridge, space of cooker, double glazed window and door to the side aspect, double glazed window to the rear aspect, open access to the dining room.

Dining Room

11' 1" x 10' 9" (3.38m x 3.28m)

Double glazed french doors to the rear aspect, storage cupboard, radiator.

First Floor Landing

Loft access

Inner Lobby

10' 3" x 7' 1" (3.12m x 2.16m)

Two brick built storage units

Bedroom One

14' 5" x 10' 1" (4.39m x 3.07m)

Double glazed window to the front aspect, radiator

Bedroom Two

14' 6" max x 11' 1" (4.42m max x 3.38m)

Double glazed window to the rear aspect, radiator.

Bedroom Three

9' 4" x 7' 6" (2.84m x 2.29m)

Double glazed window to the front aspect, radiator.

Family Bathroom

Enclosed WC and hand wash basin, paneled bath with shower unit above, heated towel rail, double glazed window to the side and rear aspect.

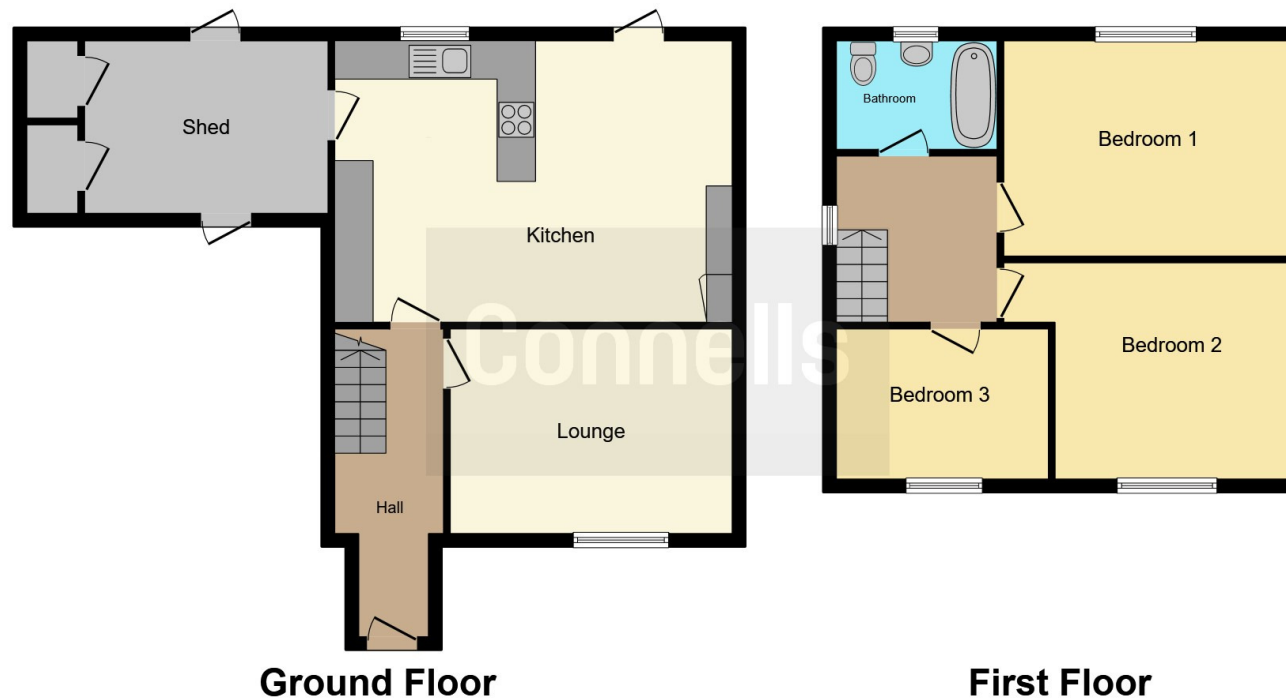
Rear Garden

Paved patio area with the remainder of the garden laid to lawn, pond.









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T 01376 552 222
E braintree@connells.co.uk

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