

HOME



Chelmsford
From £669,995
4-bed House

Remembrance Avenue, Beaulieu

Situated within the sought after Beaulieu area of Chelmsford on the outskirts of the City centre with a good access network in to the City centre via a frequent bus and nearby park and ride bus service. These brand new townhouse are currently for sale with a Spring completion forecasted and we have a show home available to view 7 days a week. Inside, there are 3 principle reception rooms, 4 bedrooms and 3 bath/shower rooms. Outside, there is parking for 2 vehicles and an enclosed garden. Prices are from £669,995 and already include various upgrades worth £11,000.

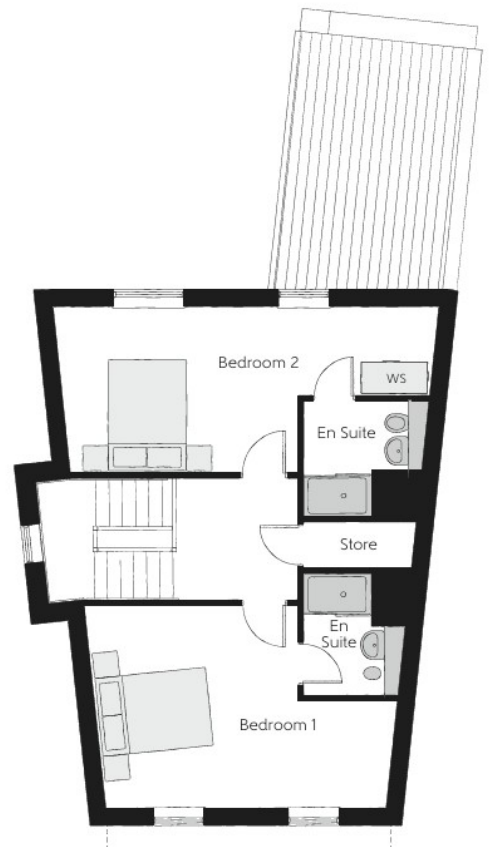
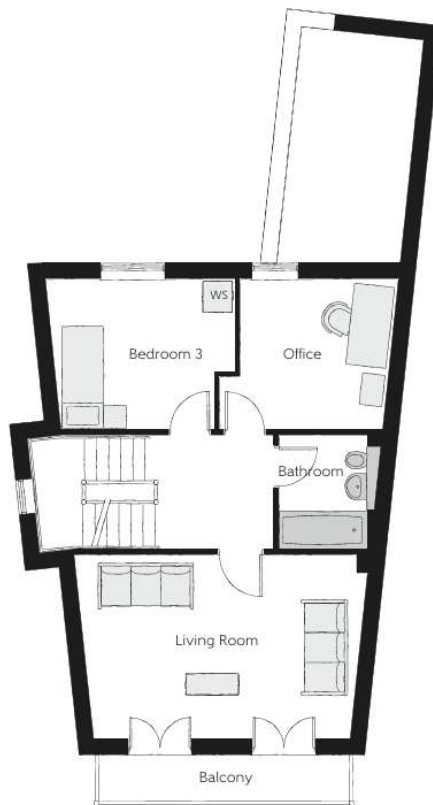
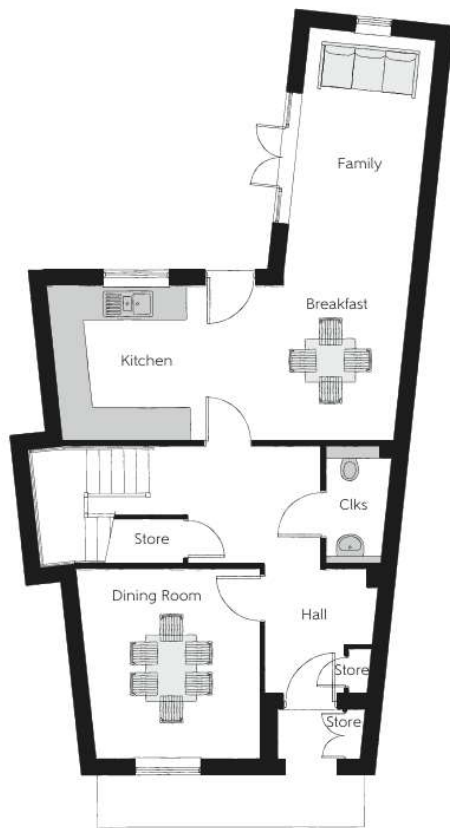
Beaulieu is well positioned to the local amenities and transportation links including the long awaited new railway station due to be operational this year. The City centre is just a short drive away, offering a superb range of shops, restaurants, and leisure facilities. Beaulieu itself is also home to an 'All Through' School, catering for children from Primary all the way to Sixth Form.

Chelmsford
11 Duke Street
Essex CM1 1HL

Sales
01245 250 222
Lettings
01245 253 377
Mortgages
01245 253 370

thehomepartnership.co.uk

Floor Plans



Features

- LAST REMAINING 'Cedar design'
- Brand new 1,803 SQFT
- Incentives and plot choices still available
- Three/four bedrooms
- Bright & airy lounge
- Spacious open plan kitchen/family room
- Parking for two
- Walking distance of the soon to be open Beaulieu Station
- Set in acres of public open space with cycle & footpaths
- On a bus route to the City centre & railway station
- Trains to London Stratford from 31 minutes & Liverpool Street from 36 minutes

EPC Rating

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		66	66
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			

The Nitty Gritty

Tenure: Freehold

Management & Estate charge £242,
Service charge £215 (estimated) both
per annum.

Council Tax: We are awaiting
confirmation of the Council Tax banding
for these properties due to being a new
build.

As an integral part of the community,
we've gotten to know the best
professionals for the job. If we
recommend one to you, it will be in good
faith that they'll make the process as
smooth as can be. Please be aware that
a small number of the parties we
recommend (certainly not the majority)
may on occasion pay us a referral fee up
to £200. You are under no obligation to
use a third party we have recommended.

Should you successfully have an offer
accepted on a property of ours and
proceed to purchase it there is an
administration charge of £30 inc. VAT
per person (non-refundable) to
complete our Anti Money Laundering
Identity checks.

