

**oakheart**



£325,000

Offers In Excess Of  
High Street, Chelmsford

Experience the height of city-centre living in this exceptional penthouse apartment, perfectly positioned in the heart of Chelmsford. Occupying the top floor and enjoying a sense of exclusivity and privacy, this contemporary home offers the perfect blend of modern luxury, comfort, and style.

From the moment you enter, you'll be greeted by the spacious, light-filled interiors, enhanced by multiple skylights that flood the open-plan living and dining area with natural light. The sleek finishes create an inviting, modern atmosphere, making this an ideal home for professionals, couples, or anyone seeking an upscale urban retreat. The living space seamlessly transitions into a contemporary kitchen, fully equipped with appliances, and is a perfect

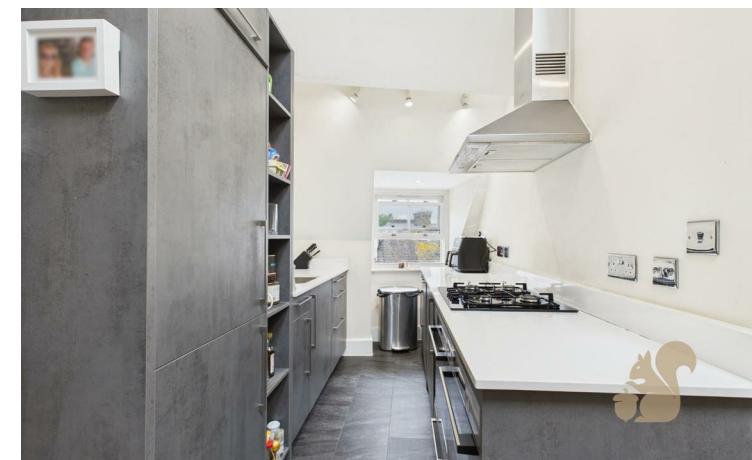
balance between form and function for both everyday living and entertaining.

Both double bedrooms are generously sized, offering comfort, versatility, and plenty of space for relaxation. The main bathroom is designed to utilise space, featuring underfloor heating. A separate WC provides convenience for both residents and guests.

Located off the main bedroom is a private terrace. This secluded space is ideal for relaxing or simply soaking up the fresh air, extending the principal bedroom.

For added practicality and security, the property includes allocated gated parking with key fob access, a sought-after feature in such a prime location.

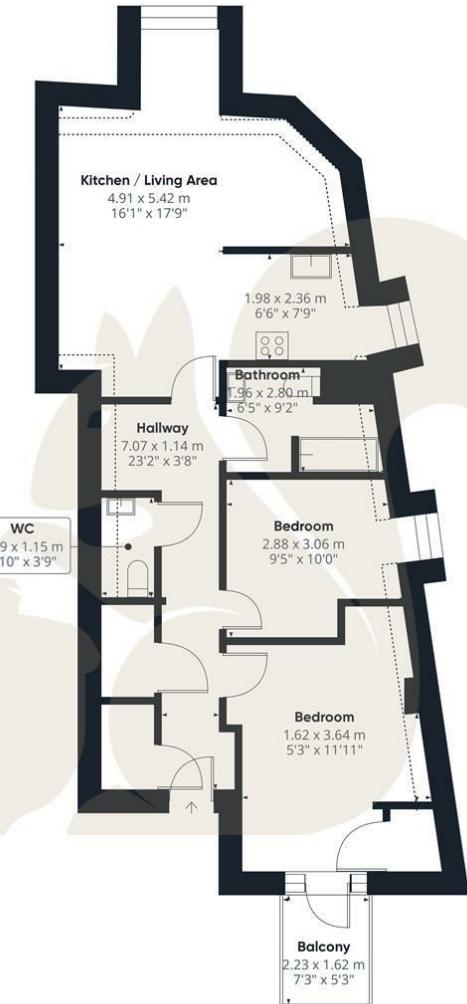
Situated within easy walking distance of Chelmsford station, this apartment is perfect for commuters, offering direct train services to London Liverpool Street in just over 30 minutes. Step outside your door to discover a vibrant array of shops, restaurants, cafés, and cultural attractions. Chelmsford combines the convenience of urban living with the charm of historic landmarks like Chelmsford Cathedral and Hylands House, a thriving arts and entertainment scene, and beautiful green spaces along the River Chelmer.











# oakheart

Local Authority:

Tenure:  
Leasehold

Council Tax Band:  
D

#### Approximate total area<sup>(1)</sup>

71.6 m<sup>2</sup>  
773 ft<sup>2</sup>

#### Balconies and terraces

3.6 m<sup>2</sup>  
39 ft<sup>2</sup>

#### Reduced headroom

7.4 m<sup>2</sup>  
80 ft<sup>2</sup>

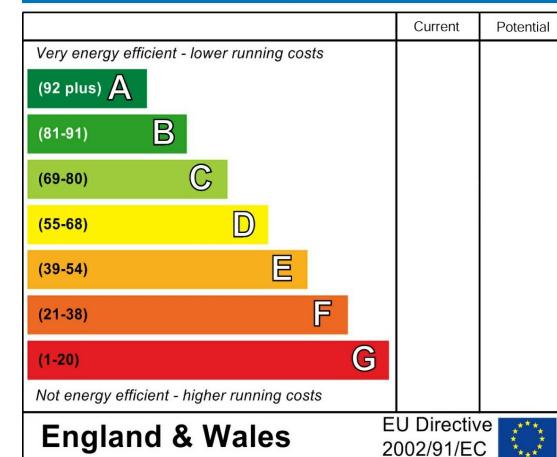
(1) Excluding balconies and terraces.

Reduced headroom  
..... Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

#### Energy Efficiency Rating



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.

Oakheart Chelmsford  
01245 800181  
chelmsford@oakheart.co.uk  
20 Victoria Road, Chelmsford, Essex, CM1 1PA

# oakheart