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For Sale

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Carnation Close, Springfield, Chelmsford

Located on the popular flowers development in Springfield is this end of terrace three bedroom family home which has been extended to both the front and rear. The current owner has maintained the property to a good order and it now benefits from having double glazed windows, gas radiator central heating and the addition of a ground floor cloakroom. To the rear of the property there is a useful double glazed conservatory and single garage. The property is within walking distance of local shops, schools and bus routes into Chelmsford City centre.



3 Bedroom(s)



1 Reception(s)



1 Bathroom(s)



Door leading through to

ENTRANCE HALL

Tiling to floor, door leading through to an inner hallway with built in storage cupboard, double glazed window to front, doors to

GROUND FLOOR CLOAKROOM

Two piece suite with low level w.c, pedestal wash hand basin with mixer tap, double glazed obscure window to side, tiling to walls.

LOUNGE 4.11m (13'6) x 4.78m (15'8)

Double glazed window to rear, central fireplace surround, electric heater, stairs rising to first floor with under stairs storage cupboard, open to

DINING ROOM 2.62m (8'7) x 2.21m (7'3)

Double glazed sliding patio doors giving access to the double glazed conservatory.

KITCHEN 2.57m (8'5) x 2.39m (7'10)

Fitted with a range of wall and base level units, roll edge worktops, inset single bowl stainless steel sink unit with mixer tap, recessed for white goods, stainless steel splash back, integrated cooker hood, tiling to walls, wood style laminated flooring, double glazed window to front.

CONSERVATORY 5.99m (19'8) x 2.34m (7'8)

Double glazed French doors giving access into the garden, adjacent full height double glazed windows.

FIRST FLOOR LANDING

Double glazed window to front, airing cupboard, doors leading to

BEDROOM ONE 3.58m (11'9) x 2.67m (8'9)

Double glazed window to rear.

BEDROOM TWO 3.23m (10'7) x 2.36m (7'9)

Double glazed window to rear.

BEDROOM THREE 1.96m (6'5) x 2.03m (6'8)

Double glazed window to front.

BATHROOM

White suite comprising panel enclosed bath with shower screen, vanity unit housing wash hand basin and low level w.c, tiling to walls, double glazed obscure window to front, electric heater.

OUTSIDE

Immediately from the conservatory there is a crazy paved patio area, majority laid to lawn with pathway leading to rear decking, door giving access to a single garage. To the side of the property there is a paving area, whilst to the front there is a shingle area to one side and off street parking for 1 vehicle.

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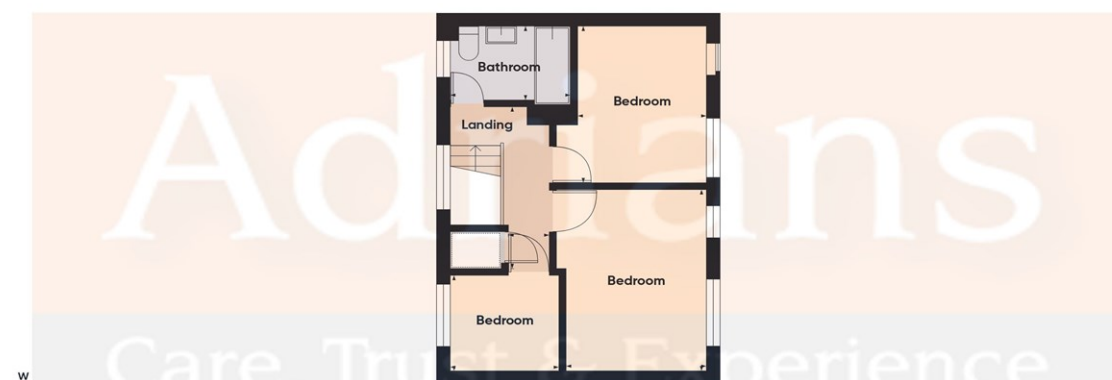
Floor 0

Approximate total area⁽¹⁾879 ft²
81.5 m²

(1) Excluding balconies and terraces

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

GIRAFFE360



Floor 1

EPC RATING: D
COUNCIL TAX BAND: C
POSTCODE: CM1 6XR
Freehold

These particulars do not constitute an offer or contract and although thought to be accurate are intended only to provide a general guide. Interested parties must personally verify their accuracy. We have not carried out a detailed survey therefore services, heating or specific appliances have not been tested. Sizes indicated should not be relied upon and must be used as a guide only.
ALL NEGOTIATIONS MUST BE CONDUCTED THROUGH ADRIANS ESTATE AGENTS

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For more information, please contact

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