

oakheart



£375,000

Plot 20, Waterloo Road, Chelmsford



Plot 20 combines stylish urban living with generous proportions, offering a total area of 754 sq ft across a well-planned floor layout. The highlight of this apartment is the expansive open-plan kitchen, lounge, and dining room, measuring 36.0 ft by 10.1 ft. This impressive area is perfect for hosting gatherings or for enjoying quiet, comfortable evenings at home. The kitchen is finished with premium Shaker-style cabinetry, high-end Bosch appliances,

attractive granite worktops, and under-cabinet LED lighting, creating a bright and inviting culinary space.??

The principal bedroom is generously sized at 13.1 ft x 10.4 ft, with the secondary bedroom at 13.0 ft x 10.3 ft—each designed with comfort and style in mind. The modern bathroom, measuring 7.5 ft x 6.7 ft, features contemporary wall-hung fixtures and smart ceramic tiles

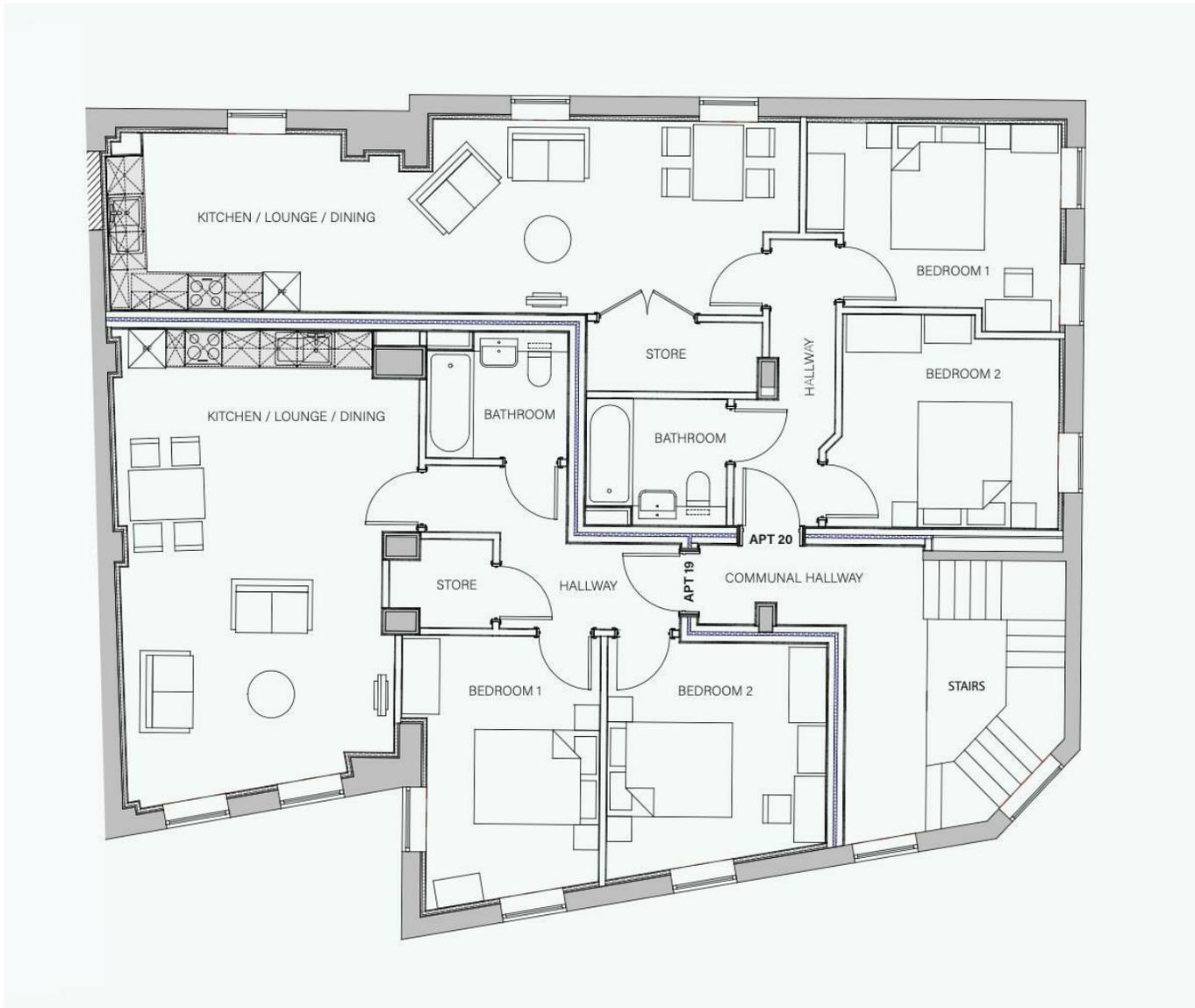
for a crisp finish.?

Further benefits include luxury Amtico flooring throughout, allocated gated parking, secure entry with video intercom, and a 10-year build warranty for absolute peace of mind. Residents also enjoy access to EV charging, visitor parking, and a convenient city centre location—just steps from excellent amenities and transport links, perfect for commuters and city lovers alike.









Local Authority:
Chelmsford

Tenure:
Leasehold

Council Tax Band:
New Build

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