



## 72 Hall Lane

Sandon, Chelmsford, CM2 7RQ

Offers In The Region Of £525,000



Nestled in the charming village of Sandon, Chelmsford, this delightful house on Hall Lane offers a perfect blend of comfort and convenience. Built in 1965, the property spans an impressive 1085 square feet and features a well-thought-out layout that is ideal for family living.

This house combines contemporary elegance with practical design, offering flexible spaces for modern family life. Stunning garden with panoramic views of farm land. Boasts off-road parking, beautifully maintained interiors, and a sought-after village setting. With its ample living space, practical features, and charming location, it is sure to appeal to a wide range of buyers.

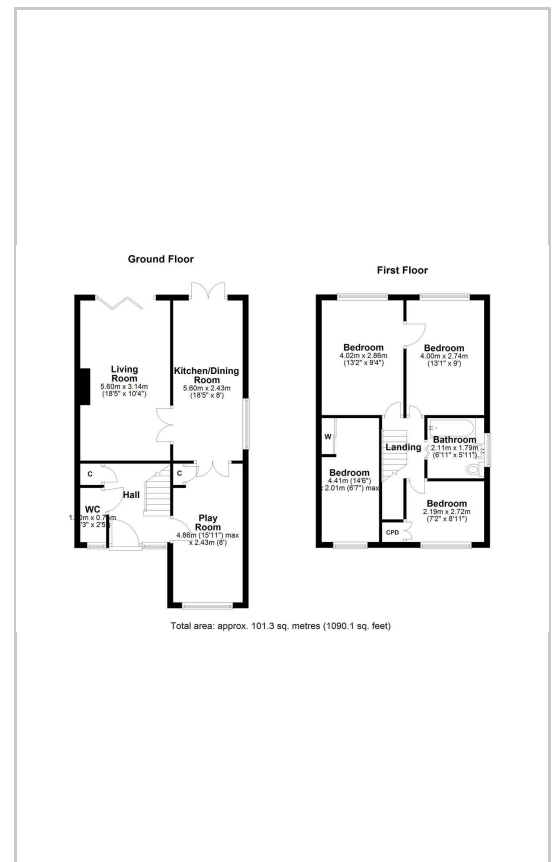


- Beautifully presented four bedroom semi detached family home
- Stunning views of farmland
- Converted Garage
- Boiler, pipes and radiators all replaced 5 years ago
- Nestled in a quiet cul-de-sac
- Driveway with off street parking for 2 cars
- Modern fitted kitchen with integrated appliances
- South West facing garden
- Ground floor cloakroom
- Large storage cupboard in the hallway and built in storage under stairs

## Area Map



## Floor Plans



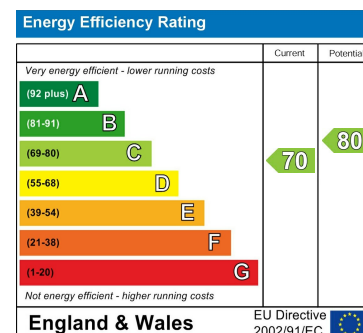
Upon entering, you are greeted by two spacious reception rooms, providing ample space for relaxation and entertaining guests. The natural light that floods into the main lounge through the bi-fold doors which open onto the garden and stunning views. The ground floor also boasts a convenient cloakroom, adding to the practicality of the home.

The property comprises four bedrooms, each offering a peaceful retreat for rest and relaxation. The layout ensures that there is plenty of room for family members or guests, making it an excellent choice for those seeking a spacious home.

The bathroom is well-appointed, catering to the needs of a busy household. Outside, the property benefits from parking for two vehicles, a valuable feature in this desirable location.

Sandon is known for its friendly community and picturesque surroundings, making it an ideal place for families and professionals alike. With easy access to Chelmsford city centre and its array of amenities, this home offers both tranquillity and convenience.

## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

65 New London Road, Chelmsford, CM2 0ND

Tel: 01245 266088 Email: [property@elwelltaylor.co.uk](mailto:property@elwelltaylor.co.uk) <https://www.elwelltaylor.co.uk>