



**School Lane, Great Leighs, Chelmsford, CM3 1NL**

**welcome to**

## **School Lane, Great Leighs, Chelmsford**

**\*\* GUIDE PRICE £650,000 - £700,000 \*\***

Nestled in the tranquil surroundings of School Lane, Great Leigh's, this exceptional 5-bedroom detached residence offers the perfect blend of space, style, and serenity—ideal for growing families seeking a peaceful retreat.



**Hallway**

Stairs to first floor. Radiator.

**Ground Floor Cloakroom**

Low level WC. Hand wash basin. Radiator.

**Dining Room**

10' 3" + recess x 9' 4" ( 3.12m + recess x 2.84m )  
Double glazed window to front aspect. Radiator.

**Lounge**

12' 2" x 19' 7" ( 3.71m x 5.97m )  
Double glazed window to front aspect. Double  
glazed French doors to rear garden. Feature fireplace  
incorporating gas fire.

**Kitchen**

14' 8" x 9' 7" ( 4.47m x 2.92m )  
Double glazed window to rear aspect. Double glazed  
door to rear garden. Range of matching base and  
eye level units with work surface over incorporating  
stainless steel one and half sink drainer with hot and  
cold mixer taps. Built in double oven. Five ring gas  
hob and overhead extractor fan. Space for American  
style fridge freezer, Plumbing and space for washing  
machine. Integrated dishwasher. Cupboard housing  
boiler.

**Landing**

Double glazed window to front aspect. Stairs to  
second floor landing. Radiator. Cupboard housing  
hot water tank. Doors leading to:-

**Bedroom One**

14' 6" x 12' 3" ( 4.42m x 3.73m )  
Double glazed window to front aspect. Radiator.

**En-Suite**

Obscure double glazed window to side aspect. Panel  
enclosed bath with overhead plumbed in shower.  
Low level WC. Hand wash basin. Radiator.

**Walk In Wardrobe**

8' x 7' 1" ( 2.44m x 2.16m )  
Double glazed window to rear aspect. Radiator

**Bathroom**

Obscure double glazed window to front aspect.  
Panel enclosed bath with hot and cold mixer tap and  
shower attachment. Low level WC. Wall mounted and  
wash basin with storage cupboard.

**Bedroom Two**

10' + recess x 10' ( 3.05m + recess x 3.05m )  
Double glazed window to rear aspect. Built in double  
wardrobe. Radiator.

**Bedroom Three**

10' + recess x 9' 5" ( 3.05m + recess x 2.87m )  
Double glazed window to front aspect. Radiator. Built  
in double wardrobe.

**Landing**

Double window to rear aspect. Radiator. Loft access.  
Doors leading to:-

**Bedroom Four**

11' + recess x 12' 3" ( 3.35m + recess x 3.73m )  
Double glazed window to front aspect. Radiator.  
Restricted head height

**Bedroom Five**

10' + recess x 12' 5" ( 3.05m + recess x 3.78m )  
Double glazed window to front aspect. Radiator.  
Restricted head height

**Shower Room**

Double glazed skylight window. Walk in shower  
cubicle. Low level WC. Hand wash basin. Radiator.

**Garden**

Commencing with patio seating area and remainder  
laid to lawn. Enclosed by panel fencing. Gated side  
access.

**Parking**

Driveway providing off street parking.

**Garage**

Currently divided into two with storage to front with  
up and over door and 8' x 8' sound proof studio.



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## School Lane, Great Leighs Chelmsford

- Five Bedroom Detached Family Home
- Two Reception Rooms
- Spacious Accommodation
- En-Suite & Walk In Wardrobe
- Garage & Parking

Tenure: Freehold EPC Rating: C

Council Tax Band: F

guide price

**£650,000 - £700,000**



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)



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Property Ref:  
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