

HOME



Great Leighs
£400,000
3-bed town house

Fayrewood Drive

If you're looking for a home that feels part of a proper village community, this townhouse in Great Leighs might just be the one. This is really flexible home, set over three floors, with four good-sized bedrooms as it stands, but you could quite easily use it as a five-bedroom if you needed the extra space. Whether that's for a growing family, guests, or working from home, it's nice to have that option without needing to extend.

The kitchen/breakfast room is one of those spaces you'll probably end up spending most of your time in, plenty of room for a table, so it naturally becomes the hub of the home. The lounge is a separate, cosy spot to unwind in the evenings, and having a utility area tucked away is a real bonus (keeps the everyday mess out of sight). With the added bonus of two bathrooms, making those mornings a lot easier, plus a downstairs cloakroom for convenience.

Outside, you've got a garage and parking, so no stress when it comes to storage or having friends and family over. The rear garden is mainly laid to lawn with patio area, this can be accessed via the downstairs reception/bedroom and utility. There is access to the garage via door from the rear garden.

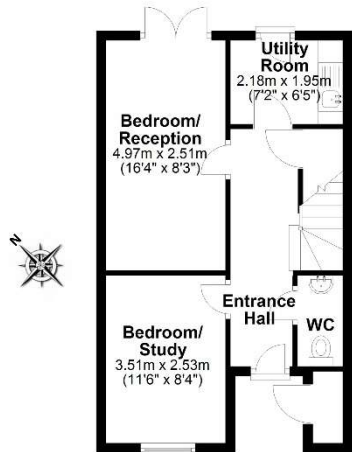
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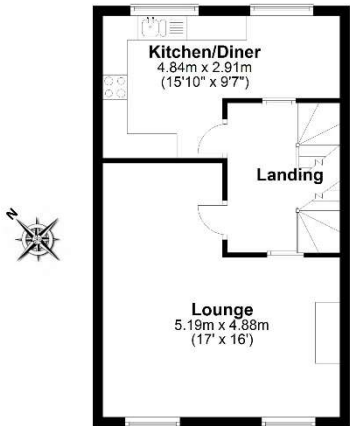
Floor Plans

Ground Floor



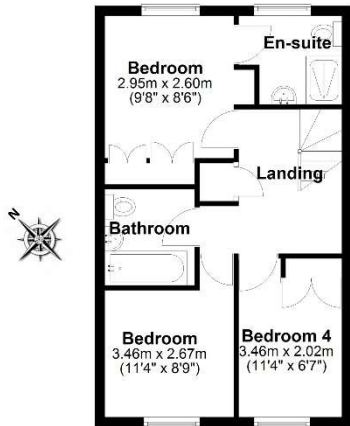
APPROX INTERNAL FLOOR AREA
38 SQ M 411 SQ FT
TOTAL APPROX INTERNAL FLOOR AREA
116 SQ M 1265 SQ FT
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First Floor



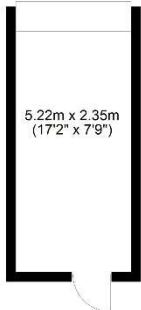
APPROX INTERNAL FLOOR AREA
40 SQ M 427 SQ FT
TOTAL APPROX INTERNAL FLOOR AREA
116 SQ M 1265 SQ FT
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Second Floor



APPROX INTERNAL FLOOR AREA
40 SQ M 427 SQ FT
TOTAL APPROX INTERNAL FLOOR AREA
116 SQ M 1265 SQ FT
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Garage

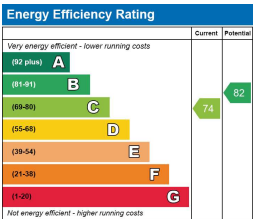


APPROX INTERNAL FLOOR AREA
12 SQ M 132 SQ FT
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Features

- Approx 1,250 SQ FT
- En-suite to master bedroom
- Popular village of Great Leighs
- Garage & allocated parking
- Large 17ft lounge over looking the green
- Chelmsford City racecourse - 1.4 miles
- Short walk to Great Leighs primary school
- Versatile home over three floors
- Easy access to local amenities
- Approx. 5.7 miles from Braintree Outlet Village

EPC Rating



Tenure: Freehold

Council Tax: The Council tax for this property is band E with an annual amount of £2,802.25.

The Nitty Gritty (Strictly Come Dancing Edition)

As an integral part of the community, we've had the pleasure of partnering with some truly Strictly-level professionals—think less “week one wobble” and more “perfect 10 paddle.” If we recommend someone, it's in good faith that they'll help your move glide as smoothly as a ballroom routine.

From time to time, a small number of the partners we recommend (certainly not the majority) may pay us a referral fee of up to £200—consider it a little behind-the-scenes sparkle. Of course, there's absolutely no obligation to use any of our recommended “dance partners.”

Should you successfully have an offer accepted on one of our properties and proceed to purchase, there will be a £36 inc. VAT per person (non-refundable) administration charge to complete Anti Money Laundering Identity checks—just a quick step to keep everything in perfect rhythm.

