



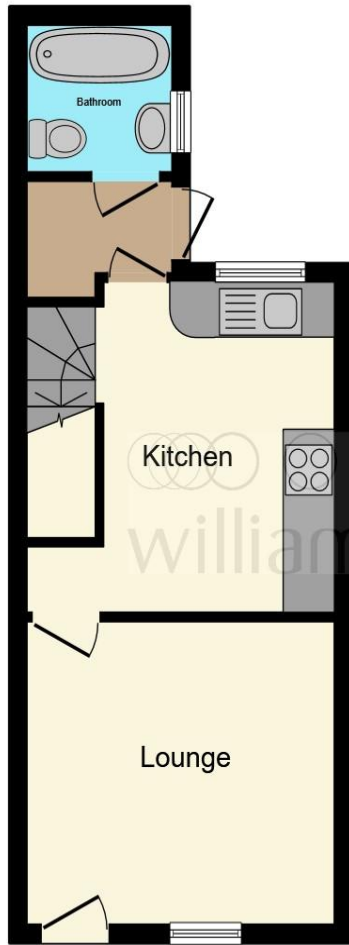
**Navigation Road, City Centre Chelmsford CM2 6HE**

**welcome to**

**Navigation Road, City Centre Chelmsford**

This beautifully presented two-bedroom terraced home is ideally situated within easy reach of Chelmsford City Centre, offering convenient access to shops, transport links, and local amenities. Thoughtfully maintained throughout, the property provides comfortable, modern living.





**Ground Floor**



**First Floor**

**Ground Floor**

**Lounge**

11' 5" x 10' 10" ( 3.48m x 3.30m )

**Kitchen**

11' 2" x 8' 7" ( 3.40m x 2.62m )

**Bathroom**

5' 9" x 5' 2" ( 1.75m x 1.57m )

**First Floor**

**Bedroom One**

11' 10" x 8' 10" ( 3.61m x 2.69m )

**Bedroom Two**

11' 1" x 10' 10" ( 3.38m x 3.30m )

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)

welcome to

## Navigation Road, City Centre Chelmsford

- GUIDE PRICE £300,000-£325,000
- South Facing Garden
- City Location
- No onward chain
- Two Bedrooms

Tenure: Freehold EPC Rating: C  
Council Tax Band: B

guide price

**£300,000**



Please note the marker reflects the  
postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/CHE114163](http://williamhbrown.co.uk/Property/CHE114163)



Property Ref:  
CHE114163 - 0011

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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