KILN& LODGE
ESTATE AGENTS : REDEFINED

38 Spring Rise

Chelmsford, CM2 8SH

Guide Price £350,000 to £375,000

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Porch
5'11 x 4'7 (1.80m x 1.40m)
Entrance door, further to door to:

Hallway
15'4 x 6'11 (4.67m x 2.11m)
Entrance door, stairs to first floor, storage cupboard, door to kitchen and dining room.

Kitchen
13'8 x 7' (4.17m x 2.13m)
Range of fitted storage cupboards with an integrated electric oven. Space and plumbing for dishwasher and fridge/freezer. Work surfaces incorporate the sink unit and an electric hob with extractor hood over.. Window to rear, door to utility room

Utility Room
7'4 x 4'7 (2.24m x 1.40m)
Door to garden, wall mounted boiler, range of storage units with space and plumbing for washing machine.

Dining Room
17'11 x 10'9 (5.46m x 3.28m)
Patio doors to rear, radiator. Open to

Living Room
12'8 x 10'10 (3.86m x 3.30m)
Window to front, radiator.

First Floor

Landing
8'4 x 7'2 (2.54m x 2.18m)
Stairs to ground floor, access to loft, airing cupboard.

Bedroom One
12'11 x 10'2 (3.94m x 3.10m)
Window to front, radiator.

Bedroom Two
10'8 x 10'2 (3.25m x 3.10m)
Window to rear, fitted wardrobes., radiator.

Bedroom Three
8'11 x 7'9 (2.72m x 2.36m)
Window to front, radiator, storage cupboard.

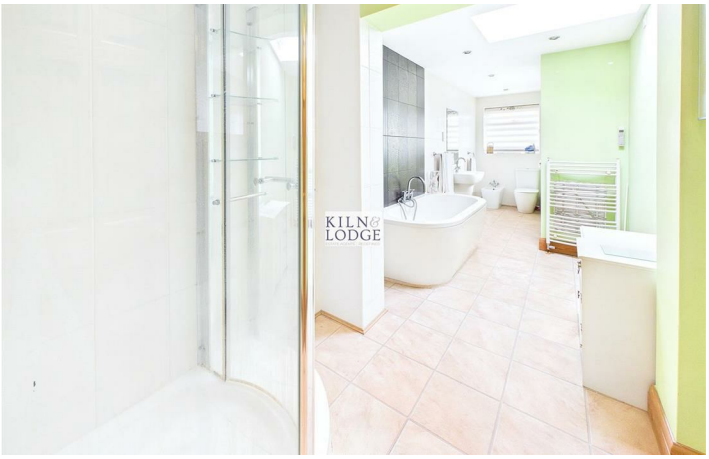
Large Bathroom Suite
21'8 x 6'8 (6.60m x 2.03m)
Shower cubicle, panelled bath tub, pedestal wash hand basin, close coupled WC, heated towel rail. Window to side and rear

Exterior

Front Garden
Mainly laid to lawn.

Rear Garden
Lawned area block paving. Brick Storage Shed. Rear Access.

Tel: 01245 330764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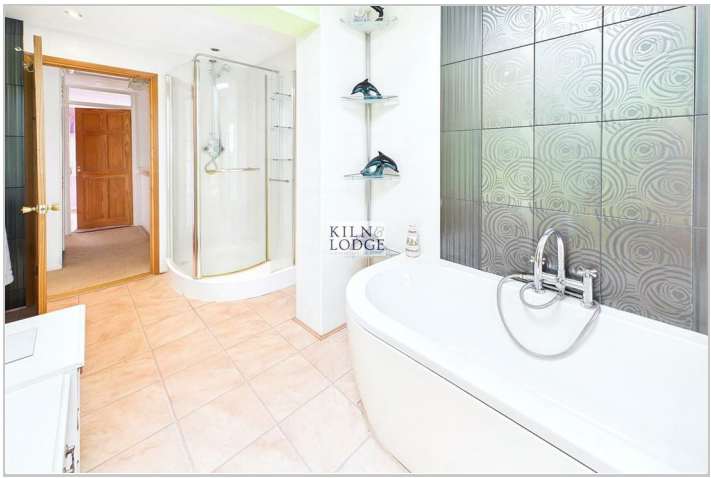
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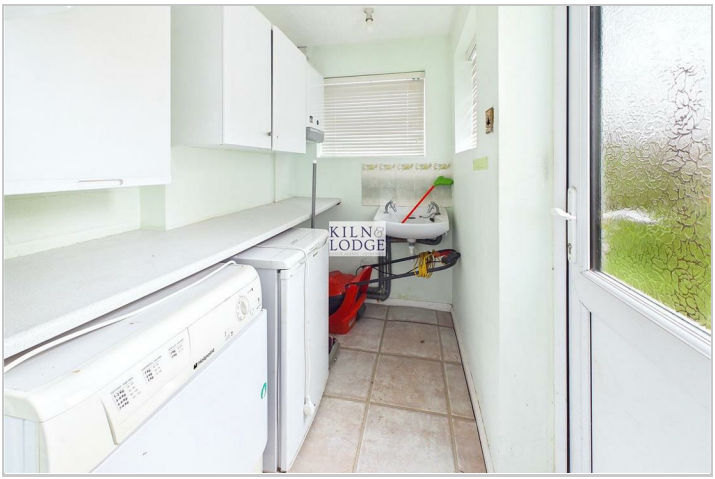
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Road Map

Hybrid Map

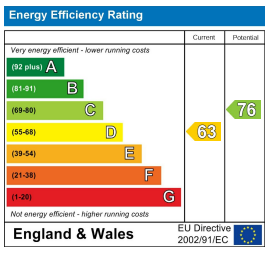
Terrain Map

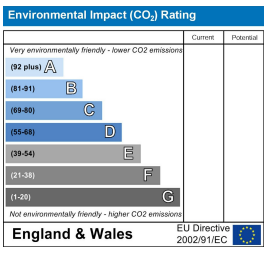
Floor Plan

Viewing

Please contact our Chelmsford Office on 01245 330764 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph





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