

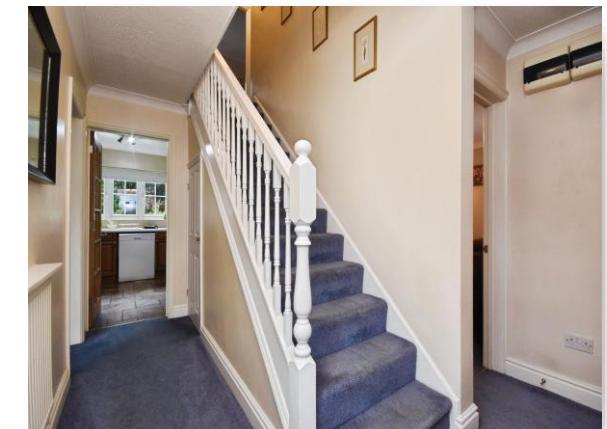


Fawkner Close, Chelmer Village, Chelmsford CM2 6UP

welcome to

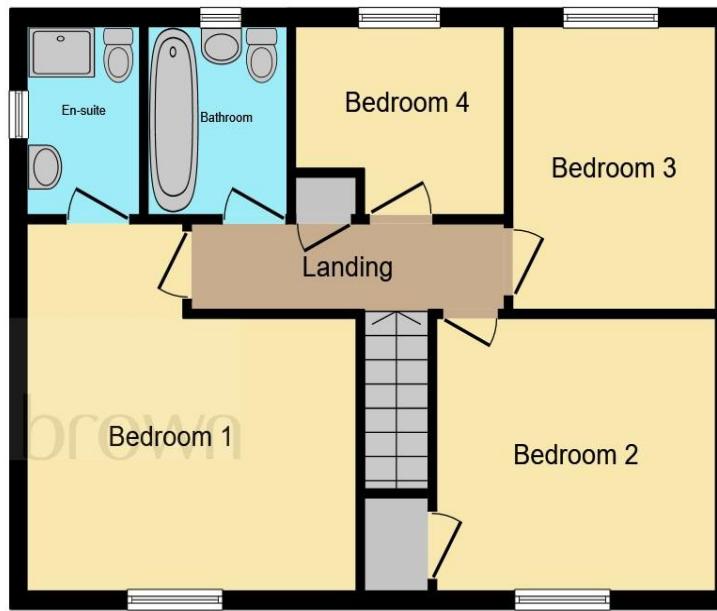
Fawkner Close, Chelmer Village Chelmsford

Nestled in the sought-after and peaceful cul-de-sac of Fawkner Close, this beautifully presented four-bedroom detached residence offers generous living space and a superb plot, ideal for families seeking comfort, privacy, and convenience.





Ground Floor



First Floor

Ground Floor

Entrance Hall

Cloakroom

Dining Room

11' x 9' 8" (3.35m x 2.95m)

Kitchen

10' 3" x 9' 8" (3.12m x 2.95m)

Utility Room

9' 2" x 6' 3" (2.79m x 1.91m)

Lounge

19' 4" x 11' 6" (5.89m x 3.51m)

First Floor

Bedroom One

13' 1" x 12' 4" (3.99m x 3.76m)

En Suite

6' 8" x 4' 9" (2.03m x 1.45m)

Bedroom Two

11' 9" x 8' 9" (3.58m x 2.67m)

Bedroom Three

10' 2" x 8' 5" (3.10m x 2.57m)

Bedroom Four

8' 5" x 7' 6" (2.57m x 2.29m)

Bathroom

7' 8" x 5' 9" (2.34m x 1.75m)

Exterior

Rear Garden

Driveway

Double Garage

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

welcome to

Fawkner Close, Chelmer Village Chelmsford

- Four spacious bedrooms
- Detached double garage & driveway
- Generous plot with potential to extend
- Quiet cul-de-sac location
- Excellent transport links & local amenities

Tenure: Freehold EPC Rating: D

Council Tax Band: F

offers in excess of

£600,000



view this property online williamhbrown.co.uk/Property/CHE115981

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



Property Ref:
CHE115981 - 0005

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Please note the marker reflects the postcode not the actual property

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