

Adrians

Sales & Lettings Agents

For Sale

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Wallasea Gardens, Springfield, Chelmsford, CM1 6JZ

IN NEED OF COMPLETE AND FULL REFURBISHMENT - best suited for those buying with cash and/or with a large deposit. This three bedroom terraced house, whilst in need of full refurbishment, does in fact provide a fantastic opportunity for its next owner to create their own home in a great and very convenient location. The property itself is laid slightly back from the road and is within just a few yards of a local shopping parade with the added benefit of favoured local schooling also within just a short walk. For those commuting by car, the A12 is within close proximity whilst those needing public transport, the new Beaulieu Station is also within reasonable distance. The property is available with no onward chain.



3 Bedroom(s)



1 Reception(s)



1 Bathroom(s)



LOUNGE 6.1m (20') x 3.48m (11'5)

Overlooking the rear.

KITCHEN 3.66m (12') x 2.34m (7'8)

Overlooking the front.

BEDROOM ONE 3.53m (11'7) x 2.31m (7'7)

Overlooking the rear.

BEDROOM TWO 3.53m (11'7) x 2.44m (8')

Overlooking the rear.

BEDROOM THREE 2.64m (8'8) x 2.36m (7'9)

Overlooking the front.

BATHROOM

Overlooking the front.

SEPARATE W.C

Overlooking the front.

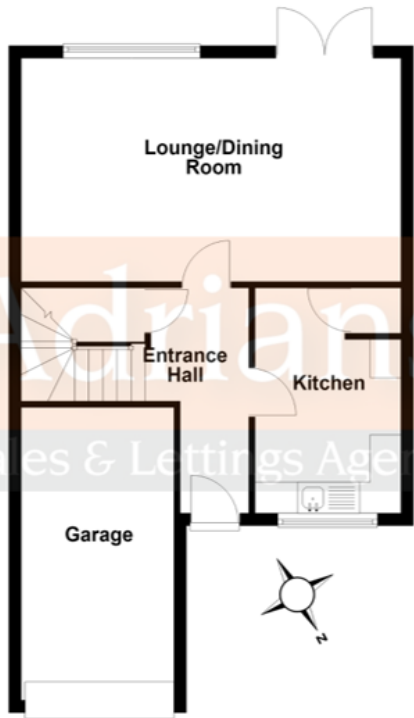
GARDEN

There is a pleasant rear garden with fences and hedging to boundaries. A pedestrian rear gate leads onto a pathway which runs behind neighbouring properties and around to the main street.

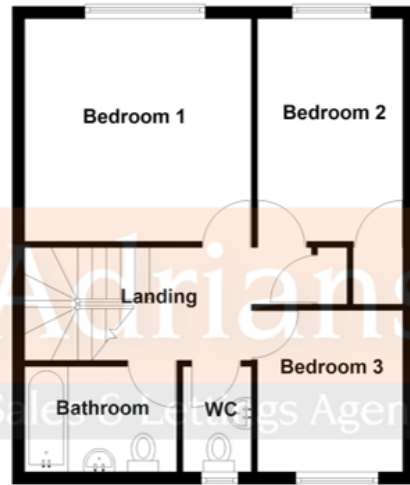
GARAGE & PARKING

To the front there is off street parking and a part-integral garage.

Ground Floor



First Floor



This plan is for layout guidance only and is NOT TO SCALE
Check all dimensions, shapes & compass bearings before making any decisions reliant upon them.
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Plan produced using PlanUp.

EPC RATING: E
COUNCIL TAX BAND: C
Freehold

These particulars do not constitute an offer or contract and although thought to be accurate are intended only to provide a general guide. Interested parties must personally verify their accuracy. We have not carried out a detailed survey therefore services, heating or specific appliances have not been tested. Sizes indicated should not be relied upon and must be used as a guide only.
ALL NEGOTIATIONS MUST BE CONDUCTED THROUGH ADRIANS ESTATE AGENTS

Please be aware that should you be successful in having an offer accepted through Adrians, we are legally required by the HMRC to conduct AML (Anti-Money Laundering) Checks for compliance efforts. For this there is a non-refundable charge of £25.00 including VAT per person which will be invoice receipted for your records.

For more information, please contact

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