



## Belvawney Close, Chelmsford

Guide Price £150,000



- First floor one-bedroom maisonette in a quiet residential setting on Belvawney Close, Chelmsford — tucked away but well connected
- Bright and spacious reception lounge with plenty of room for sofas, dining and hosting (or just stretching out)
- Separate fitted kitchen with smart layout, good storage and worktop space — small space, big potential
- Well-proportioned double bedroom that easily fits a proper bed and furniture (no compromises here)
- Modern bathroom suite finished in a clean, contemporary style that keeps things effortlessly fresh
- Central hallway design with multiple built-in cupboards — storage lovers, this one's for you
- Presented to a modern standard throughout, meaning unpack, plug in and put the kettle on
- Double glazed windows for year-round comfort and efficiency
- Approximately 88 years remaining on the lease, offering peace of mind and long-term appeal
- Excellent access to the A12, keeping commuters, weekend explorers and city-hoppers well connected



**GUIDE PRICE: £150,000 - £170,000**

**Tucked away on Belvawney Close in Chelmsford, this first-floor one-bedroom maisonette delivers smart, well-balanced living finished to a modern, move-straight-in standard — proof that good things really do come in well-designed packages.**

A central hallway sets the tone, offering excellent flow and an impressive amount of built-in storage (because clutter-free living never goes out of style). The generous reception lounge is bright and inviting, with plenty of room to relax, entertain or binge your latest box set in comfort.

The separate kitchen is neatly arranged and practical, making great use of space with ample storage and worktops — ideal for everything from weekday dinners to weekend experiments. The double bedroom is calm, comfortable and well proportioned, while the bathroom is finished in a clean, contemporary style that won't date anytime soon.

Further benefits include double glazing, a remaining lease of approximately 88 years, and a location that ticks the commuter box with easy access to the A12, while still keeping Chelmsford city centre and local amenities within easy reach.

A low-maintenance, high-appeal home in a well-connected setting — this is smart living made simple.

Chelmsford is a popular and well-connected city offering an excellent balance of urban convenience and green open spaces. The city centre provides a wide range of shops, cafés, restaurants and leisure facilities, while nearby parks and riverside walks offer plenty of opportunities to unwind.

Renowned for its strong transport links, Chelmsford benefits from a mainline railway station with fast services into London Liverpool Street, alongside easy access to the A12, making it a prime choice for commuters. The area is also well regarded for its schools, both state and independent, and its growing reputation as a vibrant yet family-friendly location.

Combining city living with a welcoming community feel, Chelmsford continues to attract buyers seeking convenience, connectivity and long-term appeal.



#### THE SMALL PRINT:

We've done our homework, but we aren't fortune tellers. We haven't poked the boiler, flicked the switches, or tested every light bulb. Nothing here counts as a contract or statement of fact —get your solicitor to check all the serious stuff, like tenure, parking, planning permission, building regs, and all that jazz!

Measurements? Guides only. Floorplans? Handy, but not perfectly to scale. Travelling far? Call first—clarification is free, petrol is not.

We may receive a referral fee if you choose to use third-party services we recommend, such as conveyancers, mortgage advisers, or EPC providers, but you are under no obligation to do so.

AML Checks - Law says we must run one. £80 + VAT per buyer. Tiny toll, big compliance.

Buyer Reservation Fee - Offer accepted? Pay a reservation fee (min £1,000) to lock it in. VIP pass to the property, protects against gazumping. Complete the sale? Fee refunded. Things go sideways? Sometimes non-refundable. Head to our website for full details – or skip the scrolling and just call.



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