

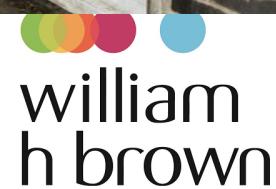


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**Delamere Road, CHELMSFORD CM1 2TG**



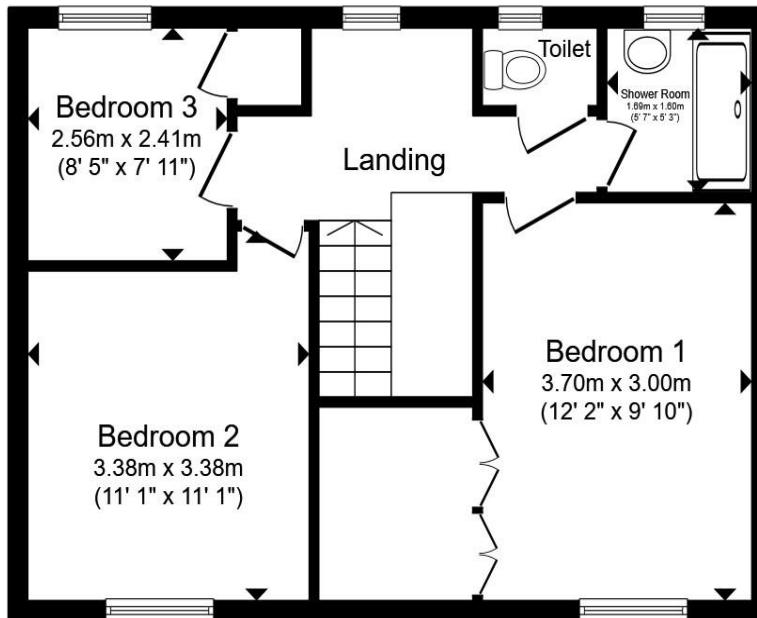
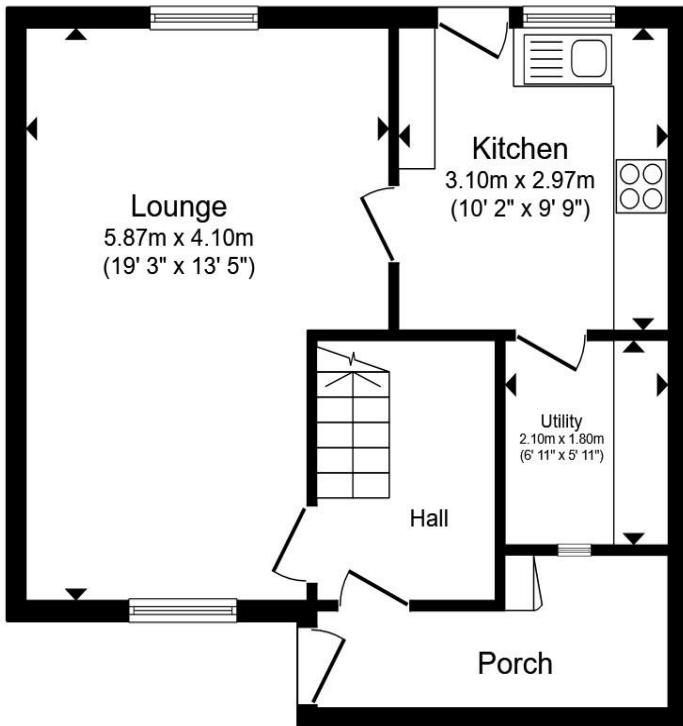
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## **Delamere Road, CHELMSFORD**

Located in a popular residential area within easy reach of Chelmsford's excellent amenities, 13 Delamere Road is a very well-presented three-double-bedroom home offering generous space, modern comfort, and an ideal layout for families and professionals alike.





## Ground Floor

### Porch

### Entrance Hall

### Lounge / Diner

19' 3" x 13' 5" (5.87m x 4.09m)

### Kitchen

10' 2" x 9' 9" (3.10m x 2.97m)

### Utility Room

6' 11" x 5' 11" (2.11m x 1.80m)

## First Floor

### Bedroom One

12' 2" x 9' 10" (3.71m x 3.00m)

### Bedroom Two

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

### Bedroom Three

8' 5" x 7' 11" (2.57m x 2.41m)

### Shower Room

5' 7" x 5' 3" (1.70m x 1.60m)

### W.C.

### Exterior

### Driveway

### Rear Garden

Total floor area 92.5 m<sup>2</sup> (996 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)

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## Delamere Road, CHELMSFORD

- Three Double Bedroom
- Parking
- South Facing Garden
- Well Presented
- Popular Location

Tenure: Freehold EPC Rating: C

Council Tax Band: C

**£375,000**



**view this property online** [williamhbrown.co.uk/Property/CHE116197](http://williamhbrown.co.uk/Property/CHE116197)

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Property Ref:  
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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.

 william h brown



**01245 262266**



Chelmsford@williamhbrown.co.uk



12 Duke Street, CHELMSFORD, Essex, CM1 1HL



**williamhbrown.co.uk**