



74 Linnet Drive

Chelmsford, CM2 8AF

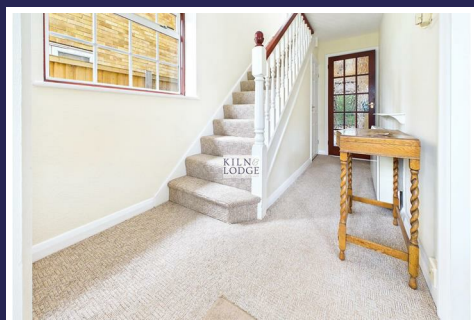
Asking price £375,000



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Porch  
6'x 2'9 (1.83m x 0.84m)  
Entrance door, door to:

Entrance Hall  
15'8 x 3'3 (4.78m x 0.99m)  
Stairs to first floor, window to side, storage cupboard.  
carpet.

WC  
4'9 x 2'7 (1.45m x 0.79m)  
Window to side, low level WC, wash hand basin. carpet.

Living Room  
16'6 x 10'1 (5.03m x 3.07m)  
Window to front, feature fireplace, carpet. arch to:

Dining Room  
10'11 x 8'10 (3.33m x 2.69m)  
Window and door to rear. Carpet.

Kitchen  
12'1 x 7'5 (3.68m x 2.26m )  
Window to side, door to rear. Range of fitted storage  
units, space and plumbing for washing machine, oven,  
fridge, freezer. Work surfaces incorporate sink unit. Part  
tiled walls. Carpet

First Floor

Landing  
7'3 x 6'9 (2.21m x 2.06m)  
Stairs to ground floor, storage cupboard.

Bedroom One  
14'4 x 9'7 (4.37m x 2.92m)  
Window to front, carpet. Storage cupboard.

Bedroom Two  
10'11 x 9'8 (3.33m x 2.95m)  
Window to rear, carpet. Storage cupboard.

Bedroom Three  
10'3 x 6'9 (3.12m x 2.06m )  
Window to front, storage cupboard, carpet.

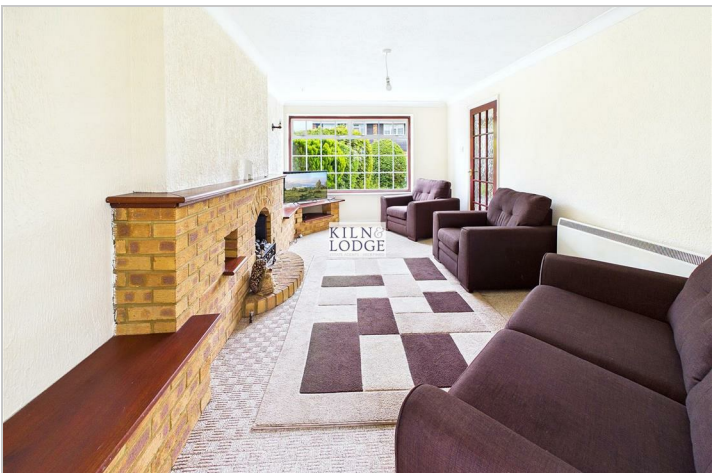
Bathroom  
6'9 x 6'4 (2.06m x 1.93m)  
Window to rear, shower cubicle, wash hand basin, close  
coupled WC, heated towel rail.

Exterior

Front Garden  
Lawned area with bushes and shrubs, side access.

Rear Garden  
Paved patio area, remainder laid to lawn with various  
shrubs, borders and bushes.

Detached Garage  
Up and over door.



Road Map



Hybrid Map



Terrain Map



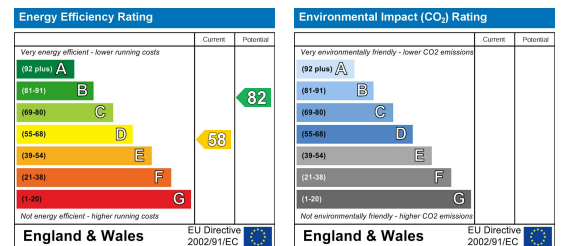
Floor Plan



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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