



Derby Close, Chelmsford CM3 6TB
£400,000

To view this property call
01621 734300

SJ WARREN
www.sjwarren.co.uk

The accommodation comprises

NO ONWARD CHAIN

Situated in the river fronted town of Mayland which offers an array of shops, restaurants, two doctors' surgeries and a primary school. The area is well known for sailing, water sports and coastal and rural walks.

This nicely presented four bedroom detached family home offers on the ground floor a cloakroom/w/c, spacious lounge, dining room and kitchen. The first floor has three good sized bedrooms with the main room having an en-suite and family bathroom.

The rear garden is a good size with a large patio entertaining area and an aluminium pergola with roof curtain and a further rear corner sun decked terrace.

Externally offers plenty of parking with a side and front drive for 5/6 vehicles and additional front parking for at least a further three vehicles. The attached garage has an up and over door, power and light.

Entrance hallway

Entrance door into the hallway which has grey wood effect laminate flooring, stairs to the first floor with understairs cupboards. Double glazed window to the side with fitted blind and radiator.

Cloakroom/w/c

The flooring from the hallway continues into this room, close coupled w/c, hand wash basin, radiator and a double glazed window to the side with fitted blind.

Lounge

18'4 x 11'6
This is a generous size room with a double glazed window to the front and fitted blind, two radiators, television point and an arch to the dining room.

Dining room

10'5 x 8'7
Plenty of room here for a family table and chairs or to entertain, also offers options to make this a modern style living home by knocking into the kitchen (stc). Double glazed French doors to the rear garden with fitted blinds and radiator.

Kitchen

16'3 x 9'2
The kitchen has a range of cream eye level units with back tiling, matching base units and drawers with granite effect work surfaces over. Integrated fridge and freezer, plumbing for washing machine, space for electric/gas oven and a white inset enamel sink. Tiled flooring, radiator and a double glazed window and door to the rear.

Landing

Loft access, linen cupboard with shelving and a double glazed window to the side with fitted blind.

Bedroom one en-suite

14'1 x 11'6
A good size double room with a double glazed window to the front with fitted blind, radiator and an arch to the en-suite. En-suite walk in shower cubicle, hand wash basin with vanity cupboards below, down lights and tiled walls.

Bedroom two

11'2 x 8'8
Double glazed window to the rear with fitted blind and radiator.

Bedroom three

8'2 plus door recess x 7'11
Double glazed window to the rear and radiator.

Bedroom four

7'3 plus door recess x 6'6
Double glazed window to the front with fitted blind and radiator.

Bathroom

Panelled bath, walk in shower cubicle, close coupled w/c, hand wash basin, tiled walls, down lights, chrome heated towel rail and a double glazed side.

Rear garden

The property has a good size garden commencing with a large patio/entertaining area and aluminium pergola with roof curtain, water tap and courtesy door to the garage. The main part of the garden is neatly laid to lawn with a further rear corner sun decked terrace area and close board fenced boundaries.

Drive/parking

The property has a drive to the side and garage for three vehicles and to the front further parking for another three or more vehicles.

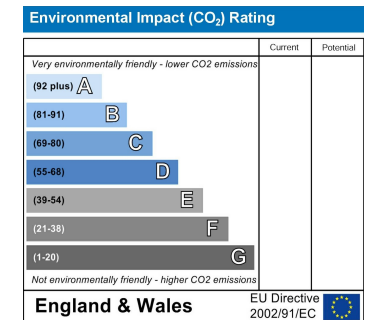
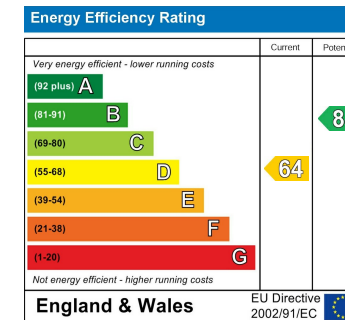
Garage

The garage has an up and over door, power and light.



Consumer Protection from Unfair Trading Regulations 2008.

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