HAMILTON PIERS

YOUR LOCAL PROPERTY SPECIALISTS



The Green

Freehold
Tax Band: F

Chelmsford, CM3 2JG

Offers In Excess Of £525,000

3 | 2 | 3 | D

Boasting NO ONWARD CHAIN is a unique, detached period home with DOUBLE GARAGE and GENEROUS GARDENS that extend to the front/side/rear, ideally located within walking distance to Hatfield Peverel's mainline station! Boasting an entrance hall & cloakroom, PLAY ROOM / STUDY (or fourth bedroom), IMPRESSIVE-SIZED 22' LOUNGE with log burner, separate DINING ROOM that joins to the 26' KITCHEN / DINER / FAMILY ROOM, three DOUBLE bedrooms with a DRESSING ROOM / NURSERY off bedroom one, family bathroom and ample driveway parking. Viewings are a MUST to appreciate the plot layout, size of the property and the HEAPS OF POTENTIAL! Contact Hamilton Piers of Hatfield Peverel to view!







The Green, Chelmsford, CM3 2JG

GROUND FLOOR ACCOMMODATION:

ENTRANCE PORCH:
Wooden entrance door into porch, window to side, storage cupboard, door to cloakroom, radiator, door to inner hall.

CLOAKROOM:
Double glazed window to side, low level w/c, vanity hand basin, tiled flooring.

INNER HALLWAY:
Stairs to first floor, doors to-

STUDY/ PLAYROOM/ BEDROOM FOUR:
13'08" x 9'10" (4.17m x 3.00m)
Triple aspect windows to front/ side & back, brick fireplace, radiator, exposed wooden beams to ceiling.

LOUNGE:
22'02" x 12'07" (6.76m x 3.84m)
Dual aspect x2 windows to front & x1 to rear, brick fireplace with log burner, x2 radiators, exposed wooden beams to ceiling, door to-

DINING ROOM:
12'07" x 11'03" (3.84m x 3.43m)
Doublr glazed bay window to rear, storage cupboard, radiator, wooden floor, door to-

KITCHEN/ DINER/ FAMILY ROOM:
26'01" x 11'05" (7.95m x 3.48m)
Triple aspect windows to side x2 french doors to rear onto courtyard, Solid oak worktops with breakfast bar, butler sink inset, 6 ring electric hob with double oven & extractor over, matching wall & base units, integrated dishwasher, washing machine, free standing fridge freezer, wall mounted boiler, x2 radiators, tiled splashbacks, tiled flooring.

FIRST FLOOR ACCOMMODATION:

LANDING:
Double glazed window to side, doors to-

BEDROOM ONE:
12'07" x 11'03" (3.84m x 3.43m)
Dual aspect windows to front & side, radiator.

NURSERY / DRESSING AREA:
9'02" x 6'00" (2.79m x 1.83m)
Window to front, loft hatch, radiator. Ideal as a dressing room to the master bedroom or potentially as a nursery or child's bedroom.

BEDROOM TWO:
12'00" x 8'05">3'05" (3.66m x 2.57m>1.04m)
Window to front, storage cupboard, radiator.

BEDROOM THREE:
12'03" x 10'05" (3.73m x 3.18m)
Dual aspect window to front & rear, radiator.

BATHROOM:
7'00" x 6'05" (2.13m x 1.96m)
Double glazed window to side, bath with shower over, pedestal hand basin, low level w/c, airing cupboard, chrome heated towel rail.

EXTERIOR:

REAR COURTYARD:
Courtyard to rear of property, well, stable door into double garage, wooden gate to side of property with access to garden and front of property, mature shrubs to border.

GARDENS:
Garden to side of property, laid to lawn with mature shrubs to border.

DOUBLE GARAGE:
Double hinged doors to front, windows to side , storage over, light and power connected.

FRONTAGE & PARKING:
Positioned down a private road, shingle driveway for 4/5 vehicles leading to garage and garden.





At Hamilton Piers we aim to ensure our particulars are accurate and reliable. However, they do not constitute any offer or contract, nor are they to be taken as statements or representations of fact. No tests have been carried out by us in respect of services, systems or appliances contained in the specification and no guarantee as to their operating ability or efficiency is given (unless stated otherwise).
All measurements are a guide only and, therefore, can be approximated in some cases. If purchasing, fixtures and fittings, apart from those mentioned in the particulars, are to be agreed with the seller. Some particulars, please note, may also be awaiting the seller's approval. If clarification or further information is required, please contact us.