



Chichester Way, Maldon CM9 6YY

welcome to

Chichester Way, Maldon

Situated on the DESIRABLE CHANTRY PARK DEVELOPMENT in South Maldon, offering ease of access to its HISTORIC TOWN CENTRE as well as PROMENADE PARK AND A WEALTH OF SHOPS AND SCHOOLS, is this immaculately presented and THOUGHTFULLY MODERNISED family home, with WELL STOCKED SOUTH FACING GARDEN.



Entrance Porch

Covered porch area, part glazed door leading to :-

Entrance Hall

Stairs rising to first floor with cupboard under, further built in cupboard, radiator, doors to :-

Lounge

16' 9" plus bay x 11' 9" (5.11m plus bay x 3.58m)
Double glazed UPVC box bay window to front, centrepiece gas living flame fireplace set in stone surround, radiator, double doors to :-

Dining Area

11' 4" x 9' 8" (3.45m x 2.95m)
Open plan with Kitchen and Garden Room, breakfast bar seating area.

Kitchen

11' 2" x 10' 9" (3.40m x 3.28m)
Double glazed UPVC window to rear overlooking the garden, contemporary fitted kitchen comprising one and a half bowl sink and drainer set in granite work surfaces with tiled splashbacks and range of eye and base level Shaker style units, with a comprehensive range of integrated appliances, open to :-

Utility Room

7' 9" x 5' 4" (2.36m x 1.63m)
Part glazed door to garden, sink and drainer set in granite work surfaces with tiled splashbacks and range of eye and base level units with integrated appliances.

Garden Room

11' 11" x 10' 11" (3.63m x 3.33m)
Double glazed UPVC windows to side and rear, vaulted ceiling with inset skylight windows, bi-fold doors to side opening onto the garden.

Cloakroom

Double glazed UPVC window to side, modern white suite comprising low level WC and hand wash basin.

Study

17' 6" x 7' 9" plus recess (5.33m x 2.36m plus recess)
Double glazed UPVC window to front and door to rear accessing the garden, loft access, range of fitted cupboards, radiator.

First Floor

Landing

Built in cupboard, doors to :-

Bedroom One

14' 11" plus recess x 12' 1" (4.55m plus recess x 3.68m)
Double glazed UPVC window to front, double fitted wardrobes with sliding mirrored doors, radiator, door to :-

En Suite

Double glazed UPVC window to front, white suite comprising large shower, low level WC and vanity basin, chrome heated tower rail.

Bedroom Two

11' 1" x 8' 2" plus recess (3.38m x 2.49m plus recess)
Double glazed UPVC window to front, built in double wardrobe, radiator.

Bedroom Three

10' 9" x 7' 7" (3.28m x 2.31m)
Double glazed UPVC window to rear overlooking the garden, built in double wardrobe, radiator.

Bedroom Four

10' 8" x 7' 9" (3.25m x 2.36m)
Double glazed UPVC window to rear overlooking the garden, built in double wardrobe, wall mounted 'Murphy' bed, radiator.

Bathroom

8' 5" x 7' 3" (2.57m x 2.21m)
Double glazed UPVC windows to rear, contemporary white suite comprising panel bath, separate corner shower, low level WC and vanity basin, tiled walls, chrome heated towel rail.

Outside

Front

Generous sweeping block paved forecourt driveway providing off road parking for numerous vehicles, with mature shrub borders. Gated side access to :-

Rear Garden

South facing, landscaped and well stocked with a wealth of beautiful flowers, shrubs and trees affording privacy and creating several distinct spaces to sit and enjoy the outdoors, including a large secluded heated roofed gazebo seating area and patio seating area, ideal for al fresco dining.

Storage Garage

Up and over door, power and light.

Solar Panels

14 photovoltaic roof mounted solar panels.



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welcome to

Chichester Way, Maldon

- Four Double Bedrooms
- Garden Room and Large Study
- Beautiful South Facing Mature Garden
- Generous Forecourt Driveway
- Sought After Residential Development

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: F

fixed price

£650,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
MLN104734 - 0003

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