



WESTBROOK PROPERTY
GROUP



SOUTH PRIMROSE HILL CHELMSFORD

£450,000

- Three Bedrooms
- EPC Rating C
- Period Features
- Extended
- Modern Kitchen/
Diner
- Popular Location
- Close To Local
Amenities
- Off Street Parking
- Well Presented
- Close To Station



Why Westbrook Property Group Loves This Home:

We adore this three-bedroom period home in South Primrose Hill! From the cosy lounge to the stunning modern kitchen/diner that opens straight onto the garden, every space feels warm, inviting, and perfectly balanced. With three generous double bedrooms, it's a home that effortlessly combines character with modern living—one you can't help but fall for.

Measurements:

Kitchen/Diner: 20'03" x 11'04"

Lounge: 11'03" x 10'04"

Bedroom One: 11'03" x 10'11"

Bedroom Two: 11'04" x 10'11"

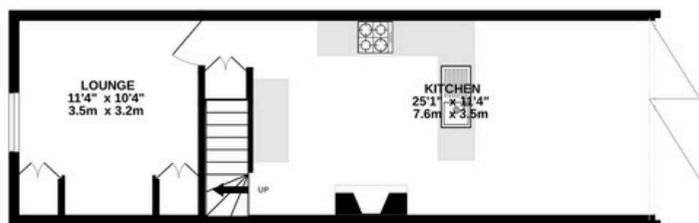
Bedroom Three: 11'04" x 10'08"

Bathroom: Three-piece bathroom suite including WC, wash hand basin, and bath with overhead shower

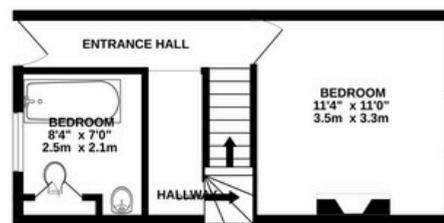
External Features:

Private garden in excess of 50ft with storage and garage, plus off-street parking to the rear and one allocated space

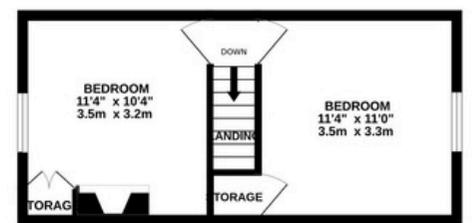
GROUND FLOOR
397 sq.ft. (36.9 sq.m.) approx.



1ST FLOOR
268 sq.ft. (24.9 sq.m.) approx.



2ND FLOOR
267 sq.ft. (24.8 sq.m.) approx.



TOTAL FLOOR AREA : 931 sq.ft. (86.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.



ACCOMMODATION & FEATURES

THIS CHARMING THREE-BEDROOM PERIOD HOME IS ARRANGED OVER THREE FLOORS, OFFERING A PERFECT BLEND OF CHARACTER AND CONTEMPORARY LIVING. ON THE GROUND FLOOR, A COSY FRONT LOUNGE PROVIDES A WELCOMING SPACE, WHILE TO THE REAR, A MODERN KITCHEN/DINER SERVES AS THE HEART OF THE HOME, COMPLETE WITH BI-FOLD DOORS OPENING DIRECTLY ONTO THE GARDEN. THIS CREATES A LIGHT, AIRY, AND VERSATILE SPACE IDEAL FOR BOTH EVERYDAY FAMILY LIFE AND ENTERTAINING GUESTS. THE KITCHEN IS THOUGHTFULLY DESIGNED WITH INTEGRATED APPLIANCES AND AMPLE STORAGE, SEAMLESSLY COMBINING STYLE AND FUNCTIONALITY.

UPSTAIRS, THE PROPERTY OFFERS THREE GENEROUSLY PROPORTIONED DOUBLE BEDROOMS, EACH BENEFITTING FROM NATURAL LIGHT AND WELL-CONSIDERED LAYOUTS. THE FIRST-FLOOR FAMILY BATHROOM IS FINISHED TO A CONTEMPORARY STANDARD, FEATURING A THREE-PIECE SUITE WITH A BATH AND OVERHEAD SHOWER. AN ADDITIONAL ENSUITE PROVIDES A CONVENIENT AND STYLISH FACILITY, ADDING TO THE COMFORT AND PRACTICALITY OF THE HOME. EVERY ROOM HAS BEEN CAREFULLY MAINTAINED AND UPDATED, ALLOWING FOR A MOVE-IN READY EXPERIENCE.

EXTERNALLY

THE PROPERTY ENJOYS A PRIVATE GARDEN EXTENDING IN EXCESS OF 50FT, PROVIDING A TRANQUIL OUTDOOR RETREAT. THERE IS ADDITIONAL STORAGE AND A GARAGE, ALONG WITH OFF-STREET PARKING TO THE REAR AND ONE ALLOCATED PARKING SPACE, OFFERING CONVENIENCE AND SECURITY. LOCATED IN THE HIGHLY DESIRABLE SOUTH PRIMROSE HILL AREA OF CHELMSFORD, THE HOME IS WITHIN EASY REACH OF THE CITY CENTRE, WITH ITS WIDE RANGE OF SHOPS, RESTAURANTS, AND LEISURE AMENITIES. EXCELLENT TRANSPORT LINKS, INCLUDING CHELMSFORD MAINLINE STATION, MAKE COMMUTING STRAIGHTFORWARD, COMBINING THE CHARM OF A RESIDENTIAL NEIGHBOURHOOD WITH THE CONVENIENCE OF CITY LIVING.

Location

- Prime residential position in the sought-after South Primrose Hill area of Chelmsford
- Approximately 0.2–0.3 miles to Chelmsford Mainline Station
- Direct services to London Liverpool Street in around 35 minutes
- Short walk to Chelmsford city centre with its shops, restaurants, cafés, and leisure amenities
- Ideal for commuters and those seeking a convenient city lifestyle

Key Highlights

- Beautiful three-bedroom period home set over three floors
- Cosy lounge and modern kitchen/diner with bi-fold doors opening to the garden
- Three generously proportioned double bedrooms
- Stylish family bathroom and additional ensuite
- Perfect blend of period charm and contemporary finishes
- Private garden in excess of 50ft, garage, storage, and off-street parking
- Move-in ready and ideal for families or professional buyers
- Prime South Primrose Hill location within walking distance of Chelmsford city centre
- Excellent transport links via Chelmsford Mainline Station for direct services to London

