

Barnaby Rudge, Chelmsford, Essex, CM1 4YG



Freehold

Guide Price

£565,000

Subject to contract

4 bedrooms
2 reception rooms
2 bathrooms
Conservatory



Some details

A detached family home located in a small cul-de-sac situated in the popular area of Newlands Spring. The property enjoys flexible accommodation currently comprising two reception rooms, conservatory and cloakroom. To the first floor are four bedrooms, en suite facilities and a family bathroom. Externally there is an enclosed garden, private drive and garage.

The entrance hallway provides stairs that rise to the first floor with under stairs storage cupboard and access to the cloakroom comprising low level wc and pedestal wash hand basin. The kitchen is situated to the side of the property with access to the outside and offers a range of light-coloured built-in storage units together with a pantry cupboard. There is space and plumbing for a washing machine and we understand the gas cooker, fridge freezer and dishwasher are to remain. The principal reception room is of generous proportions and provides access into the dining room and the conservatory which enjoy views over the rear garden.

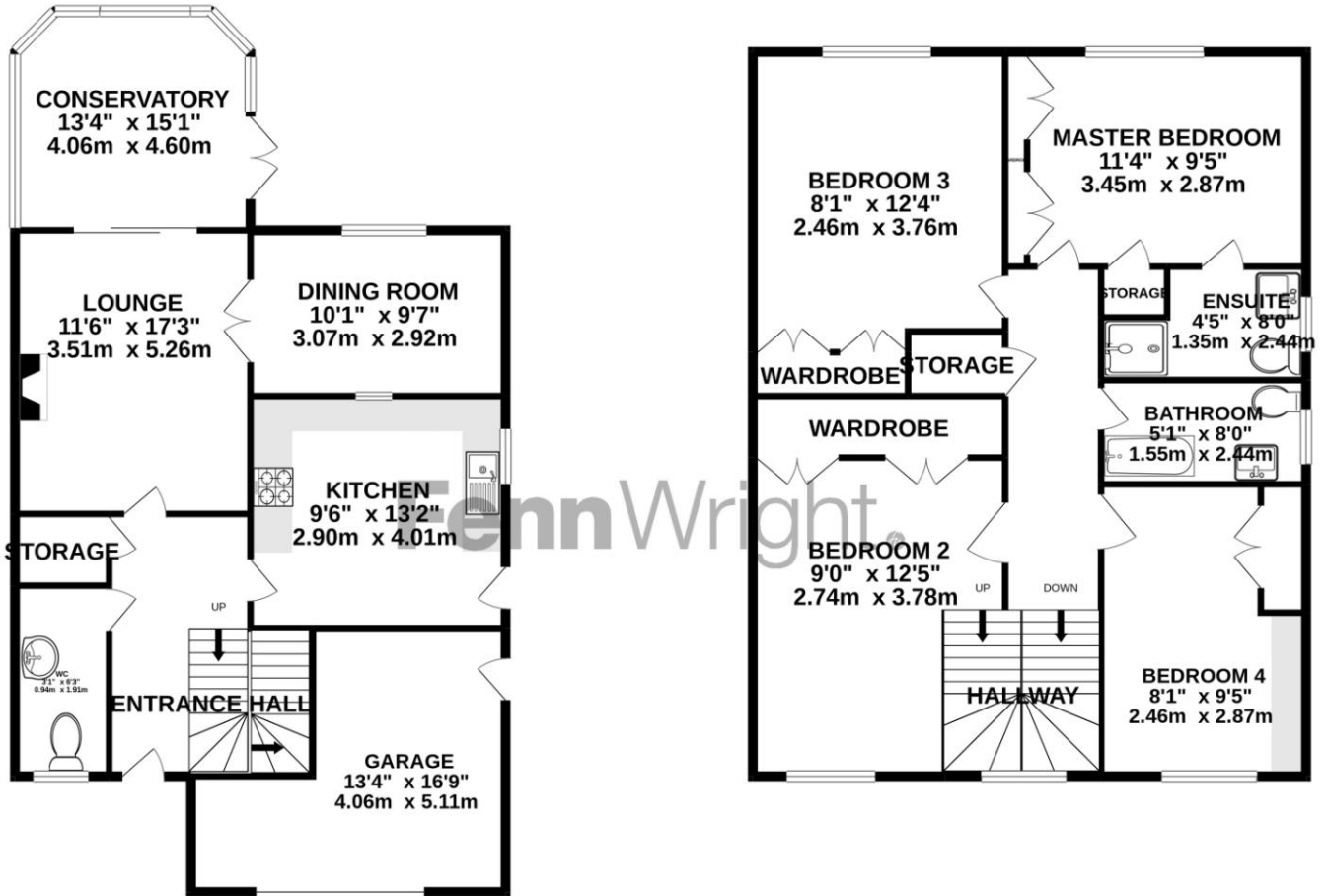
To the first floor are four double bedrooms, each benefiting from built-in storage and wardrobes. The principal bedroom is positioned to the rear with shower en suite facilities. The other bedrooms are complemented by the family bathroom which offers a panel enclosed bath with shower over, WC and wash hand basin inset to vanity units.



No onward chain

A fantastic opportunity to place your own stamp on this 4 bedroom detached family home benefiting from en-suite facilities, 2 reception rooms and a conservatory, located within a quiet cul-de-sac position situated in Newlands Spring.

GROUND FLOOR
2691 sq.ft. (250.0 sq.m.) approx.



TOTAL FLOOR AREA : 2691 sq.ft. (250.0 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.
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Entrance hall
not measured

Cloakroom
6' 3" x 3' 1" (1.91m x 0.94m)

Kitchen
13' 2" x 9' 6" (4.01m x 2.9m)

Dining room
10' 1" x 9' 7" (3.07m x 2.92m)

Lounge
17' 3" x 11' 6" (5.26m x 3.51m)

Conservatory
15' 1" x 13' 4" (4.6m x 4.06m)

First floor landing

Master bedroom
11' 4" x 9' 5" (3.45m x 2.87m)

Ensuite
8' x 4' 5" (2.44m x 1.35m)

Bedroom two
12' 5" x 9' (3.78m x 2.74m)

Bedroom three
12' 4" x 8' 1" (3.76m x 2.46m)

Bedroom four
9' 5" x 8' 1" (2.87m x 2.46m)

Bathroom
8' x 5' 1" (2.44m x 1.55m)

Garage
16' 9" x 13' 4" (5.11m x 4.06m)



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The outside

The property is approached over an attractive paved drive providing off-road parking and in turn leads to a single semi-integral garage with pedestrian side gated access leading to the garden. The rear garden commences with a paved terrace with the garden stretching the width of the house. The garden is partly laid to lawn with a selection of flowers, shrubs and mature trees creating the garden to be well-secluded.

Where?

The property is located in Newlands Spring, a popular modern development to the north of Chelmsford city centre popular for families and those seeking straightforward access to the city centre. There is primary and secondary schooling available close by including the city's grammar schools. Chelmsford's city centre and railway station is around a mile and half away with the station having direct links to London Liverpool Street (Approximate journey times 35 minutes). The property is in the catchment area for Newlands Spring Primary School and Chelmer Valley High School.

Important information

Council Tax Band - E

Services - We understand that mains water, drainage, gas and electricity are connected to the property.

Tenure - Freehold

EPC rating - D

Our ref - BMR

Further information

If you would like more information on this property and its surrounding location (schools, transport etc) please get in touch.

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Directions

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