

30 Hall Lane, Sandon, Chelmsford, Essex, CM2 7RQ



Freehold

Guide Price

£650,000

Subject to contract

Viewing Recommended

4 bedrooms,
3 reception rooms
and 3 bathrooms



Some details

General information

An impressive, extended four bedroom semi-detached family home providing versatile accommodation including three reception rooms, dining room and a private driveway offering parking for multiple vehicles, all idyllically positioned within the highly sought-after village of Sandon.

To the ground floor the property consists of a porch, entrance hall, sitting room, reception, dining room, kitchen/breakfast room, utility, bedroom, snug and a shower room. The first floor provides three further bedrooms, shower room and a family bathroom.

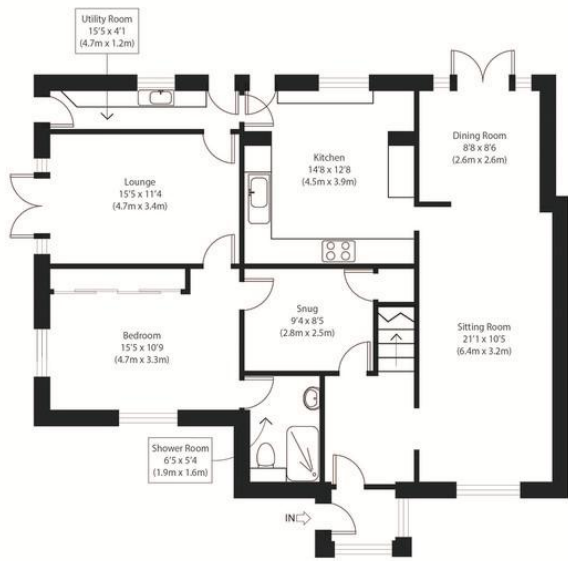
The porch opens onto the entrance hall providing access to the sitting room, snug as well as stairs to the first floor landing. The comfortable sitting room has a feature fireplace which leads to the dining room with double doors opening on to the garden.

Adjacent and to the rear aspect is the delightful kitchen/breakfast room which offers a range of base and eye level units, work surfaces, space for a freestanding range cooker with overhead extractor fan, stainless steel sink with drainer and mixer tap, space for fridge freezer as well as space and plumbing for a washing machine and dishwasher. Offset is a utility room which leads to two further generous sized living rooms (one currently used as bedroom four), a snug and shower room. This section of the house has previously been used as a separate annexe and offers flexibility to suit a family's needs.

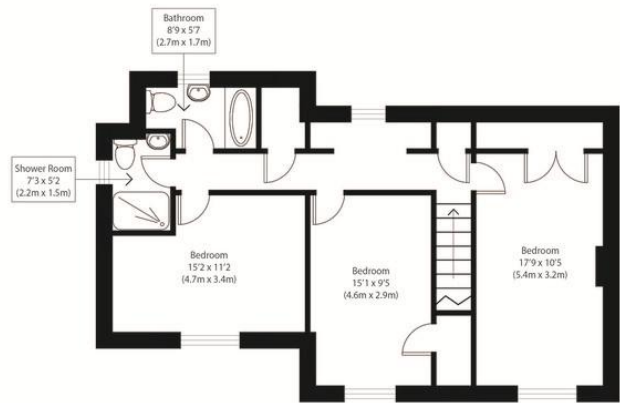
The first floor provides three bedrooms all positioned off the spacious landing which provides enough space for a small workstation and is bathed in natural light through the well positioned Velux window. The main bedroom has the added benefit of large built-in-wardrobes. There is also a family bathroom and a separate shower room.



An impressive extended four bedroom semi-detached family home providing versatile accommodation including three reception rooms, dining room and a private driveway.



Ground Floor



First Floor


 Approximate Gross Internal Area
 2020 sq ft (188 sq m)

Disclaimer: Floorplan measurements are approximate and are for illustrative purposes only.
 While we do not doubt the floor plan accuracy and completeness, you or your advisors should
 conduct a careful, independent investigation of the property in respect of monetary valuation.
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Outside

The house is enviably positioned directly opposite a charming greensward, within a generous sized plot including both an established garden as well as a private driveway, providing off street parking for several cars.

The garden containing a lovely array of mature shrubs and trees, commences with one of three paved patio areas (accessed via double doors from the lounge) with the remainder laid to lawn, all neatly enclosed with timber fence panels.

Location

Sandon is a delightful village to the south-east of Chelmsford city with a village green and St Andrew's Church at its very heart. Nearby, the village of Great Baddow provides everyday local amenities whilst the cosmopolitan city centre of Chelmsford lies just over 3 miles away. The village is a short drive to the A12 which interconnects with the A130 and beyond to the M25 at junction 28.



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Particulars for 30 Hall Lane, Sandon, Chelmsford, Essex, CM2 7RQ

There is a good choice of both state and private schools close by including The Sandon School, a mixed academy school for 11-18 year olds, Great Baddow High School & Sports Academy and the property also lies within the catchment of Chelmsford County High School for Girls and King Edward VI Grammar School.

Important information

Council Tax Band - D

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

Tenure - Freehold

EPC rating - D

Our ref - 58680JG

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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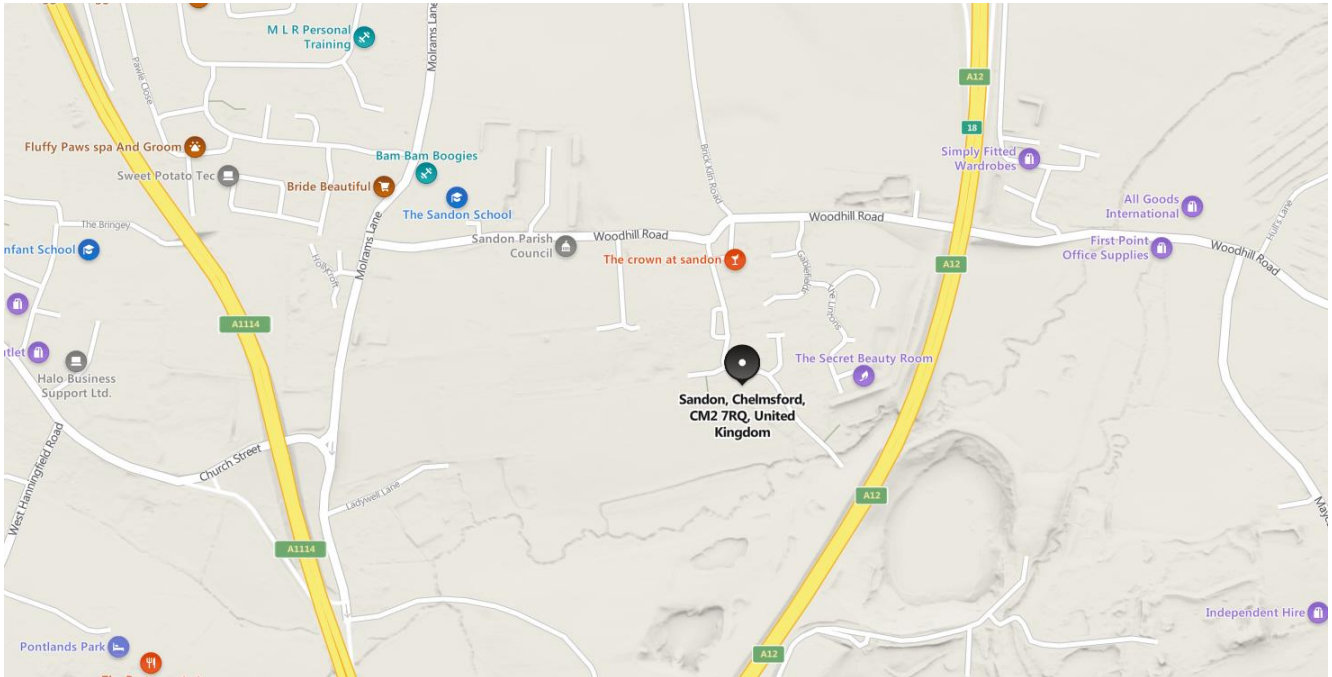
Viewing

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Directions

Satnav Postcode - CM2 7RQ

To find out more or book a viewing

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