

St Fabians Drive, Chelmsford, Essex, CM1 2PR



To Let
£1,175 pcm

3 bedrooms
2 reception rooms
2 bathrooms



An unfurnished three bedroom town house, situated just over 1 mile from Chelmsford City Centre and Railway Station. The property benefits from being fitted with gas central heating, double glazing and offers versatile accommodation over three floors.

Some details

An unfurnished three bedroom town house, situated just over 1 mile from Chelmsford City Centre and Railway Station. The property benefits from being fitted with gas central heating, double glazing and offers versatile accommodation over three floors briefly comprising: entrance hall, playroom, lobby/utility area, shower room and stairs leading to the first floor. Spacious lounge, fitted kitchen with double doors leading to a small balcony and stairs leading to the second floor. Master bedroom, two further bedrooms and a family bathroom.

Outside the property there is a driveway for one car and a rear garden which is mainly laid to lawn.

The Landlord may accept a pet but no smokers or sharers.

ENTRANCE HALL

12' 02" x 7' 09" (3.71m x 2.36m)

PLAYROOM

19' 04" x 8' 06" (5.89m x 2.59m)

LOBBY

12' 04" x 4' 07" (3.76m x 1.4m)

SHOWER ROOM

10' 02" x 3' 02" (3.1m x 0.97m)

LOUNGE

15' 05" x 14' 03" (4.7m x 4.34m)

KITCHEN

8' 02" x 17' 05" (2.49m x 5.31m)

BEDROOM ONE

To find out more or book a viewing

13' 07" x 10' 03" (4.14m x 3.12m)

BEDROOM TWO

10' 02" x 7' 08" (3.1m x 2.34m)

BEDROOM THREE

10' 11" x 6' 10" (3.09m x 2.08m)

Fenn Wright is East Angles, Essex and Essex based family owned firm of chartered surveyors, estate agents and property consultants.

BATHROOM

6' 01" x 9' 04" (1.85m x 2.84m)

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OUTSIDE

Consumer Protection Regulations 2008
To the front of the property there is a driveway providing off road parking for one car. The rear garden is mainly laid to lawn with a small decked area and gated access to the field at the rear.

Fenn Wright has not tested any electrical items, appliances, plumbing or heating systems and therefore cannot testify that they are operational. These particulars are set out as a general outline only for the guidance of potential purchasers or tenants and do not constitute an offer or contract. Photographs are not necessarily comprehensive or clear and are intended to provide a general impression of the property. Reasons for use and occupation and other details are given in good faith and believed to be correct but should be taken as statements of fact. Prospective purchasers or tenants must satisfy themselves by inspection or otherwise as to the correctness of each of them. We have taken steps to comply with Consumer Protection Regulations 2008, which require both the seller and their agent to disclose anything, within their knowledge, that would affect the buying decision of the average consumer. If there are any aspects of this property that you wish to clarify before arranging an appointment to view or considering an offer to purchase please contact us and we will make every effort to be of assistance.

Particulars of St. Fabians Drive, Chelmsford, Essex, CM1 2PR

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OUR CHARGES

First applicants: £200 + VAT (£240 inc VAT)
Additional applicant: £100 + VAT (£120 inc VAT)
Guarantor: £100 + VAT (£120 inc VAT)

Tenants are required to pay £75 + VAT (£90 inc VAT) as a contribution towards the preparation of the inventory document.

All of the above fees are payable at the start of the tenancy.

Directions

Sat Nav CM1 2PR

Further information

If you would like more information on this property and its surrounding location (schools, transport etc)

fennwright.co.uk

Viewing

To make an appointment to view this property please call us on 01245 491 111.





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