

# HOME



**Great Baddow**  
**Guide Price £750,000**  
**4-bed semi detached house**

## The Bringeing

This established and extended semi detached home is an impressive 2,015 SQ FT of bright and airy space and has been enjoyed and owned by the sellers for nearly 50 years having purchased in 1976. Inside, there is a spacious entrance hall, a cloakroom, four principle reception rooms, a kitchen/breakfast room, four good size bedrooms and two bath/shower rooms. Outside, the property has a deceptively large plot with plenty of parking and a double garage to front. The garden has a formal lawned area with various flower and shrub beds and a secluded pool area with pool house. Only by an internal viewing can you begin to appreciate the size and flexible living options within. The family are also marketing for sale the adjoining house which has also been extended and is for sale at a Guide Price of £575,000. This presents a unique opportunity for families looking to bring relatives closer to home.

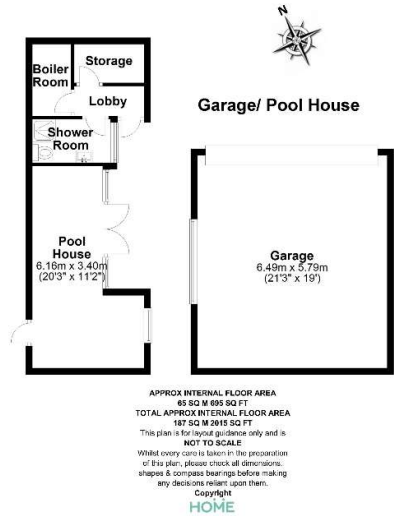
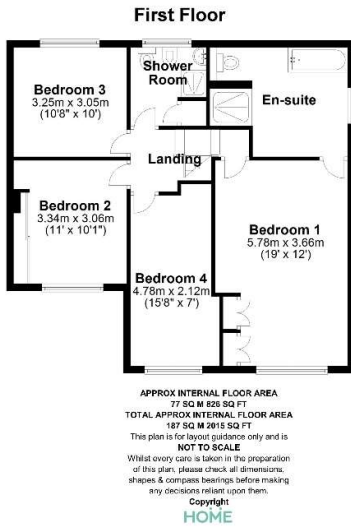
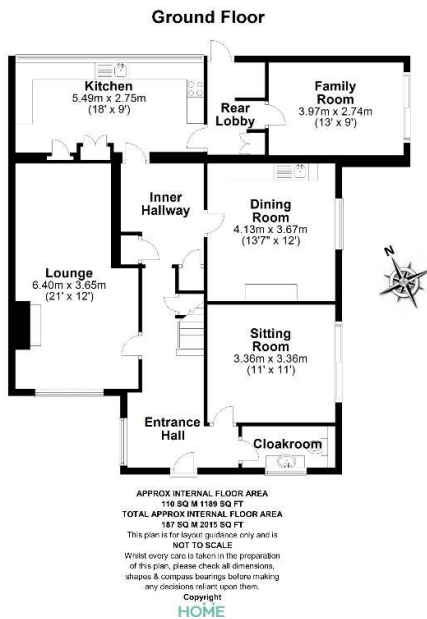
Great Baddow is situated on the South side of the City with a frequent bus service to the City centre and railway station. There are various local shops and stores all within walking distance including The Vineyards shopping square which perfectly caters for all your everyday needs and home to a traditional green grocers, butchers and the popular Turkish restaurant, Moda. The village has various traditional public houses with some serving hot food accompanied by a good selection of real ales. There are various local parks and open spaces with children's play areas as well as a choice of primary and secondary schools.

**Chelmsford**  
**11 Duke Street**  
**Essex CM1 1HL**

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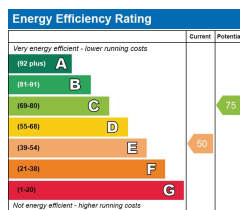
# Floor Plans



## Features

- An impressive 2,015 SQ FT
- Four reception rooms
- Four bedrooms
- Two bath/shower rooms
- Plenty of parking & double garage
- Large plot with secluded swimming pool
- Good access to the A12, A130 & Park & Ride
- Walking distance of sought after schools
- Near by shops, pubs & restaurants
- Adjoining property available to purchase at £575,000

## EPC Rating



## The Nitty Gritty

Tenure: Freehold

Band F is the Council Tax band for this property and the annual council tax bill is £3,090.75.

As an integral part of the community, we've gotten to know the best professionals for the job. If we recommend one to you, it will be in good faith that they'll make the process as smooth as can be. Please be aware that a small number of the parties we recommend (certainly not the majority) may on occasion pay us a referral fee up to £200. You are under no obligation to use a third party we have recommended.

Should you successfully have an offer accepted on a property of ours and proceed to purchase it there is an administration charge of £30 inc. VAT per person (non-refundable) to complete our Anti Money Laundering Identity checks.

