



Goldlay Gardens, Old Moulsham, Chelmsford, Essex, CM2 0EN

Council Tax Band C (Chelmsford City Council)



Guide Price £400,000-£425,000 £400,000 Freehold

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Bond Residential are pleased to offer this three bedroom semi-detached home, situated within the highly sought-after Old Moulsham area and benefiting from an established rear garden and a garage positioned to the rear.

The entrance hall provides access to the principal ground-floor rooms and stairs rising to the first floor. Positioned at the front of the property, the bay-fronted sitting room is a well-proportioned reception space with ample room for a range of seating furniture. A separate dining room overlooks the rear garden and provides a versatile second reception space, ideal for family dining and entertaining. The adjoining kitchen is fitted with a range of units and work surfaces, with space for freestanding appliances and a door providing direct access to the garden. On the first floor, the landing leads to three bedrooms. The principal bedroom is a comfortable double room, while the remaining bedrooms would be well suited to children, guests or those requiring a home office. Completing the accommodation is a generously proportioned shower room fitted with a WC, wash basin and separate shower enclosure.

Outside, the front garden is enclosed by a low wall with gated pedestrian access. The established rear garden includes planted borders, mature shrubs and space for outdoor seating and entertaining. A garage located to the rear provides valuable parking, workshop or storage space.

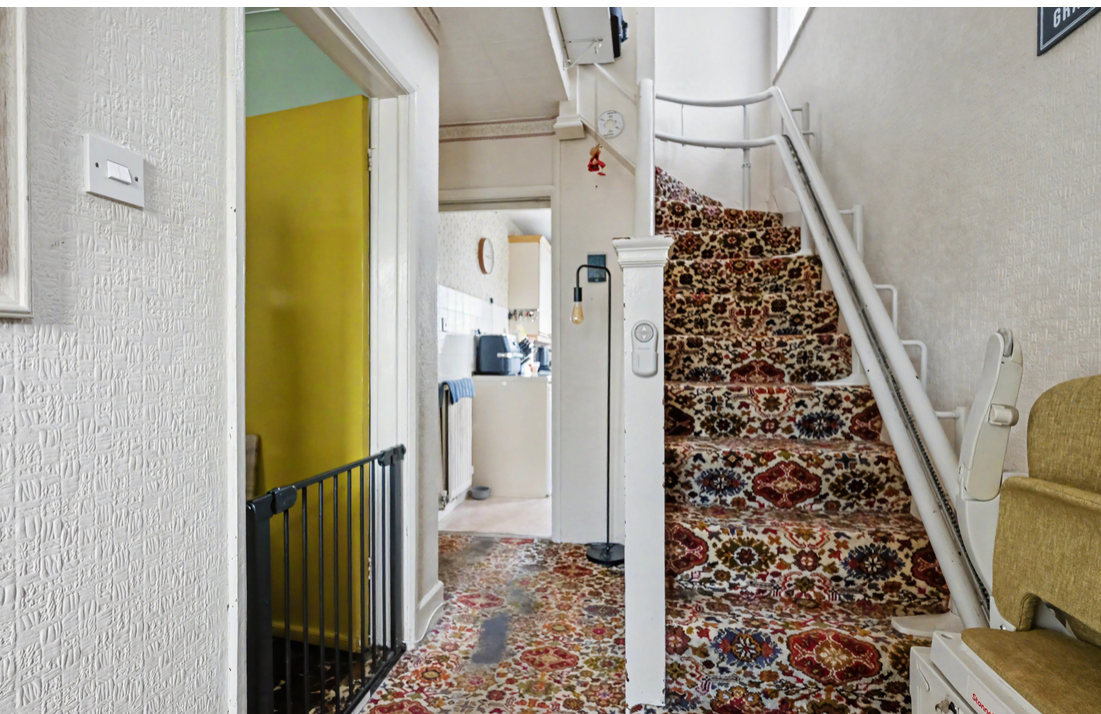
The property offers approximately 790 sq ft of internal accommodation, together with a further 140 sq ft garage, and presents an excellent opportunity for buyers seeking a home they can update and personalise in one of Chelmsford's most popular residential neighbourhoods.

Location

Goldlay Gardens is situated in Old Moulsham, a popular and established part of Chelmsford valued for its character, community atmosphere and convenient access to the city centre. Moulsham Street is close by and offers a varied selection of independent shops, cafés, restaurants, pubs and everyday services, while Chelmsford's main shopping areas and leisure amenities are also within easy reach.

Nearby green spaces include Central Park, which provides riverside walks, cycle paths, play areas, sports facilities, tennis courts and a café. Oaklands Park extends across approximately 12 acres and is home to the Museum of Chelmsford, sports pitches, tennis courts, children's play areas and a rose garden. Chelmsford mainline station provides frequent direct services to London Liverpool Street, with an average journey time of around 35 minutes. This combination of city-centre convenience, green spaces and excellent rail connections makes Old Moulsham especially popular with families, professionals and commuters.

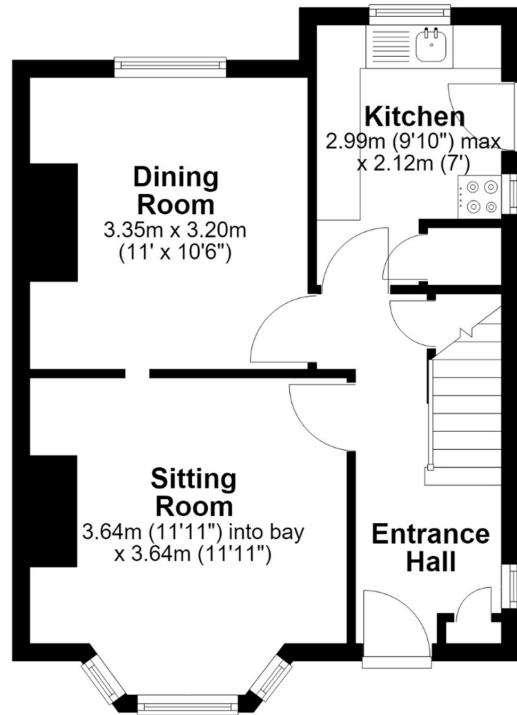
- Three bedroom semi-detached home
- Bay-fronted sitting room
- Fitted kitchen with garden access
- Established rear garden
- Approximately 790 sq ft of accommodation
- Highly sought-after Old Moulsham location
- Separate dining room
- Generous first-floor shower room
- Garage positioned to the rear
- In need of modernisation



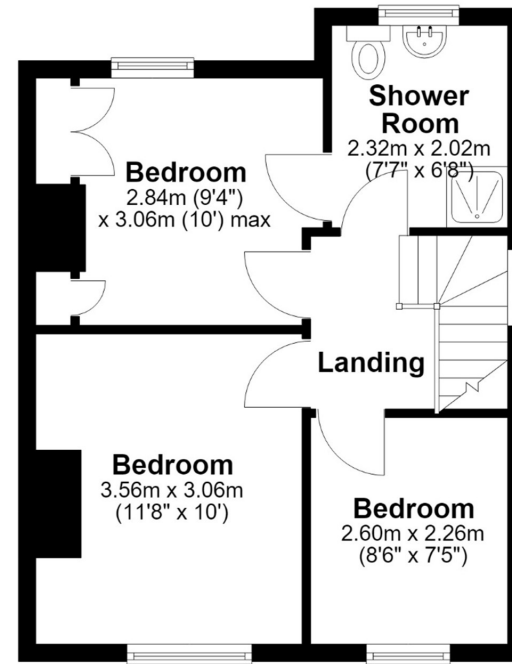




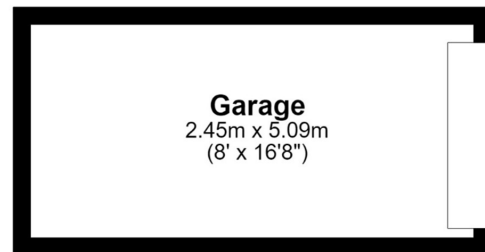
Ground Floor



First Floor



Outbuilding



APPROX INTERNAL FLOOR AREA
74 SQ M (790 SQ FT)
OUTBUILDING 13 SQ M (140 SQ FT)
This floorplan is for illustrative
purposes only and is **NOT TO SCALE**
all measurements are approximate
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