

**Exquisite Five Bed
Family Home! Louvain
Drive Springfield
Chelmsford CM1 6BA
£800,000 Freehold**

haart
CHELMSFORD

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This exquisite five bedroom family home is ideally located in Beaulieu Park. The property benefits from an approx 40ft rear garden, five good sized bedrooms, two reception rooms, a garage and car port.

Ref: HRT001915006

- Terraced House
- Five Bedrooms
- Large Rear Garden
- Garage And Car Port
- Four Ensuites and W/C
- Close To Great Schools
- Sought After Area

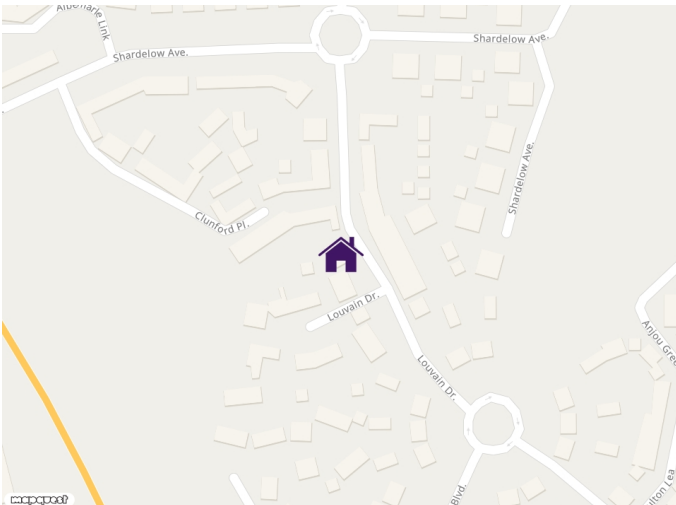


Accommodation

The ground floor is host to an L shaped kitchen/diner featuring a stunning range style cooker and integrated appliances. The spacious lounge possess large bay windows to front aspect and French doors leading to the rear garden. The ground floor is also host to a cloak room and utility room.

The first floor is home to four bedrooms. with three possessing ensuite bathrooms and built in wardrobes. The second floor contains a large landing area, which has potential to be a study or office area, the second bedroom and ensuite.

Externally the property benefits from a private rear garden which is approx. 40ft x 20ft, containing laid lawn, a patio area and a range of shrubs and bushes. The property offers off road parking with a single garage and an adjacent carport.



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81 to 91) B		
(69 to 80) C		
(55 to 68) D		
(39 to 54) E		
(21 to 38) F		
(1 to 20) G		
Not energy efficient - higher running costs		
69		81
England & Wales	EU Directive 2002/91/EC	

Environmental (CO₂) Impact Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92+) A		
(81 to 91) B		
(69 to 80) C		
(55 to 68) D		
(39 to 54) E		
(21 to 38) F		
(1 to 20) G		
Not environmentally friendly - higher CO ₂ emissions		
63		75
England & Wales	EU Directive 2002/91/EC	

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