

oakheart



£550,000

Offers In Excess Of
Meadow Grass Close, Stanway



Welcome to this charming 4/5 bedroom detached property in the desirable area of Stanway, Colchester. This well-appointed home offers convenient access to local primary and secondary schools, the A12, and Marks Tey train station, making it an ideal choice for families and commuters.

Upon entering, you are greeted by a spacious entrance hall featuring a W/C. Double doors lead you into a bright, open-plan living space with a living room, dining area, and a newly fitted kitchen. The kitchen boasts modern fittings and tiled flooring that extends throughout the ground floor, creating a cohesive and stylish look.

A door from the dining area provides access to the converted garage, now a fully equipped beauty studio with its entrance at the front of the property. This versatile space could also serve as a home office or hobby room. Additionally, there is a further bedroom on this floor which could alternatively be used as a study.

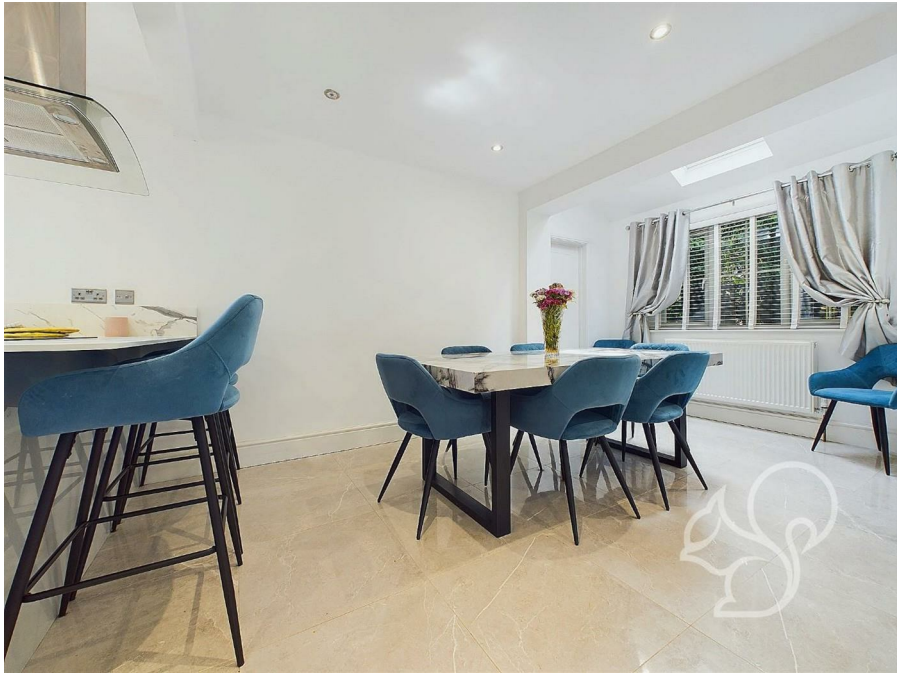
The first floor comprises four well-proportioned bedrooms. The principal bedroom features an en-suite area with a shower and sink, providing a touch of luxury. The family bathroom on this floor is partially finished, offering the potential for customization to suit your taste.

Externally, the property includes a driveway with parking for one car and a fully enclosed rear garden, perfect for outdoor entertaining and relaxation.

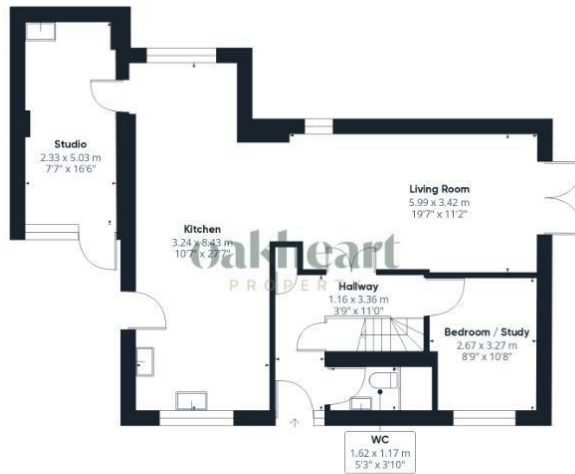
This property combines practical living spaces with modern amenities and offers a flexible layout to accommodate a variety of needs. Don't miss out on the opportunity to make this delightful house your new home



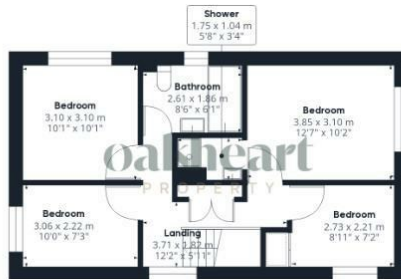








Ground Floor



Floor 1

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Approximate total area⁽¹⁾
128.28 m²
1380.78 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

Local Authority:
Colchester

Tenure:
Freehold

Council Tax Band:
D

Energy Efficiency Rating

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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon.

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