

oakheart



£524,950

Cinderpath Way, Great Bentley

**** Part Exchange Considered - Contact Oakheart New Homes for further information****

An elegant 4-bedroom family home measuring 1,587 sq. ft and featuring a generously proportioned hallway, separate sitting and dining rooms perfect for entertaining, and French doors leading to the garden. The kitchen/breakfast/family room creates a

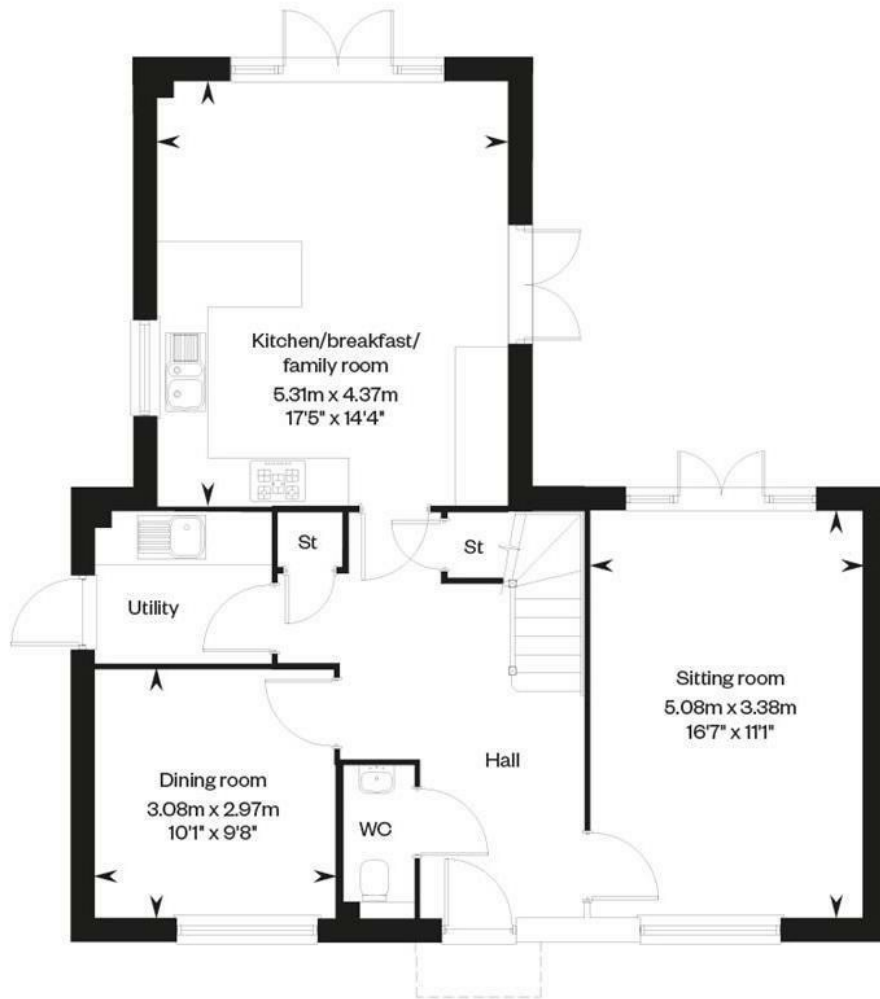
highly adaptable heart to the home, complemented by a separate utility room. The master bedroom offers generous space, an en-suite, and a second bedroom with an en-suite as well. The two additional well-proportioned bedrooms share a family bathroom. The home comes complete with Amtico Spacia flooring, carpets throughout, turf to the rear garden, and a shaker-style kitchen

Images depict show home. Finishings may differ, speak to a sales consultant for further information*









Ground floor

Local Authority:
Colchester City Council

Tenure:
Freehold

Council Tax Band:
New Build

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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