

oakheart

£200,000

Offers In Excess Of
Artillery Street, Colchester



A delightful Victorian two bedroom mid-terrace home, perfectly situated on the sought-after Artillery Street in Colchester. This property offers an ideal blend of character, convenience, and comfortable living, making it an excellent purchase for first-time buyers and investors alike. With no onward chain, you can move in and start enjoying your new home without delay.

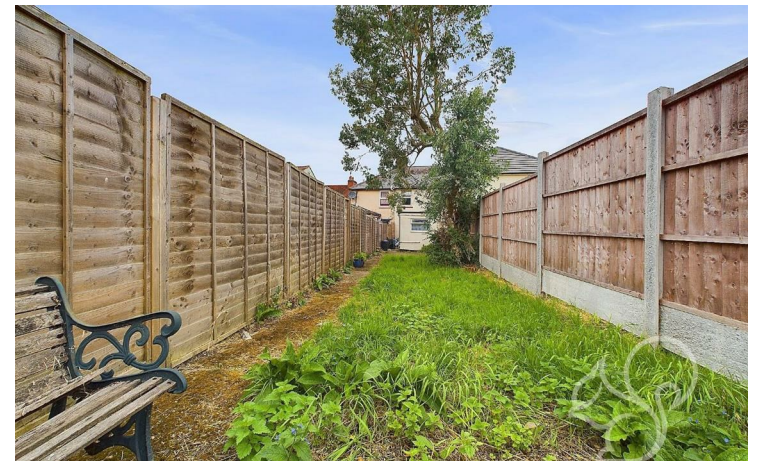
On the ground floor, you'll find a cozy and inviting lounge perfect for relaxation and entertaining, and a spacious dining room with

stairs leading to the first floor, seamlessly connecting to the kitchen. The well-appointed kitchen offers ample storage and worktop space, featuring a door that opens out to the rear garden. Completing the ground floor is a good size family bathroom, providing all the essentials.

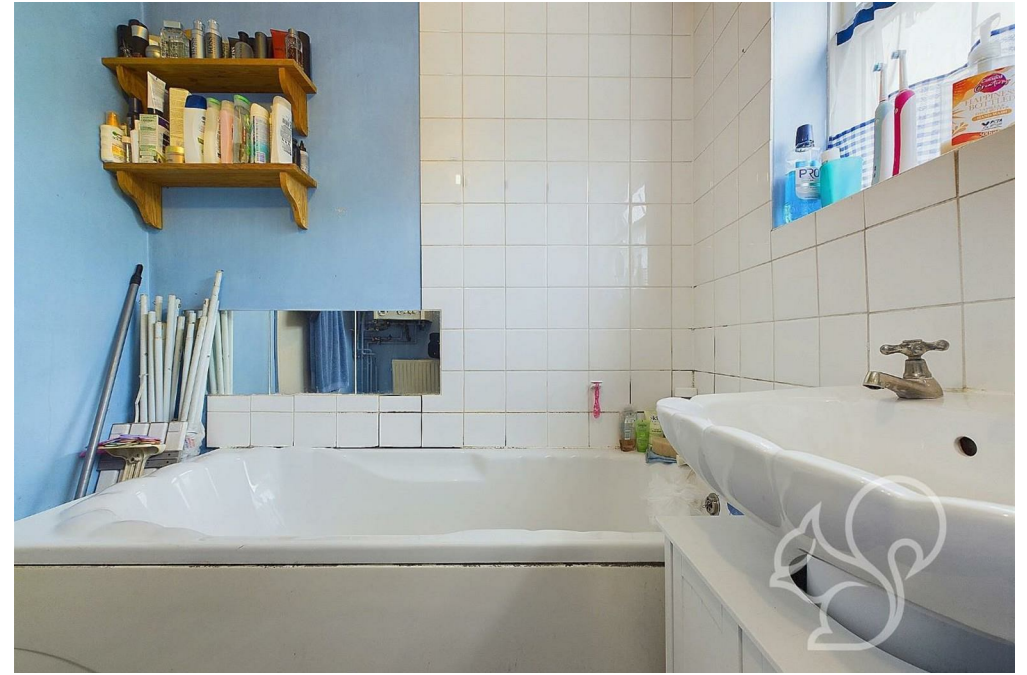
The first floor comprises two generous double bedrooms, both filled with plenty of natural light. The outside space includes a large, beautifully maintained rear garden with an extended patio

area perfect for outdoor dining and entertaining, alongside a majority lawn area for relaxation and play.

Enjoy the convenience of being within easy reach of Colchester City Centre and Colchester Town Station, which provides direct trains to London Liverpool Street. This prime location ensures you're close to local amenities, shopping, dining, and excellent transport links.











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Local Authority:
Colchester

Tenure:
Freehold

Council Tax Band:
B

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		91
(81-91) B		
(69-80) C		
(55-68) D	58	
(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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