

oakheart



£160,000

Offers Over  
Alexandra Road, Colchester



Freshly refurbished and presented to the market with No Onward Chain, this spacious two-bedroom first-floor apartment on Alexandra Road offers an exceptional living opportunity in Colchester. Strategically located within walking distance of Colchester Town Station and close to the City Centre, the property combines modern convenience with comfortable living.

Upon entering through an intercom-equipped entrance hall, residents are welcomed into a thoughtfully designed living space featuring two bedrooms. The principal bedroom boasts an en-suite shower facility, while a separate family bathroom with a bath and shower provides additional convenience. The apartment's recent internal refurbishment ensures a fresh, contemporary feel throughout.

Externally, the property provides practical amenities including an allocated private parking space situated at the rear, a communal bin store, and a secure bike store. These features add significant value and convenience for residents, making it an ideal home for professionals, couples, or small families seeking a well-located and meticulously maintained property.





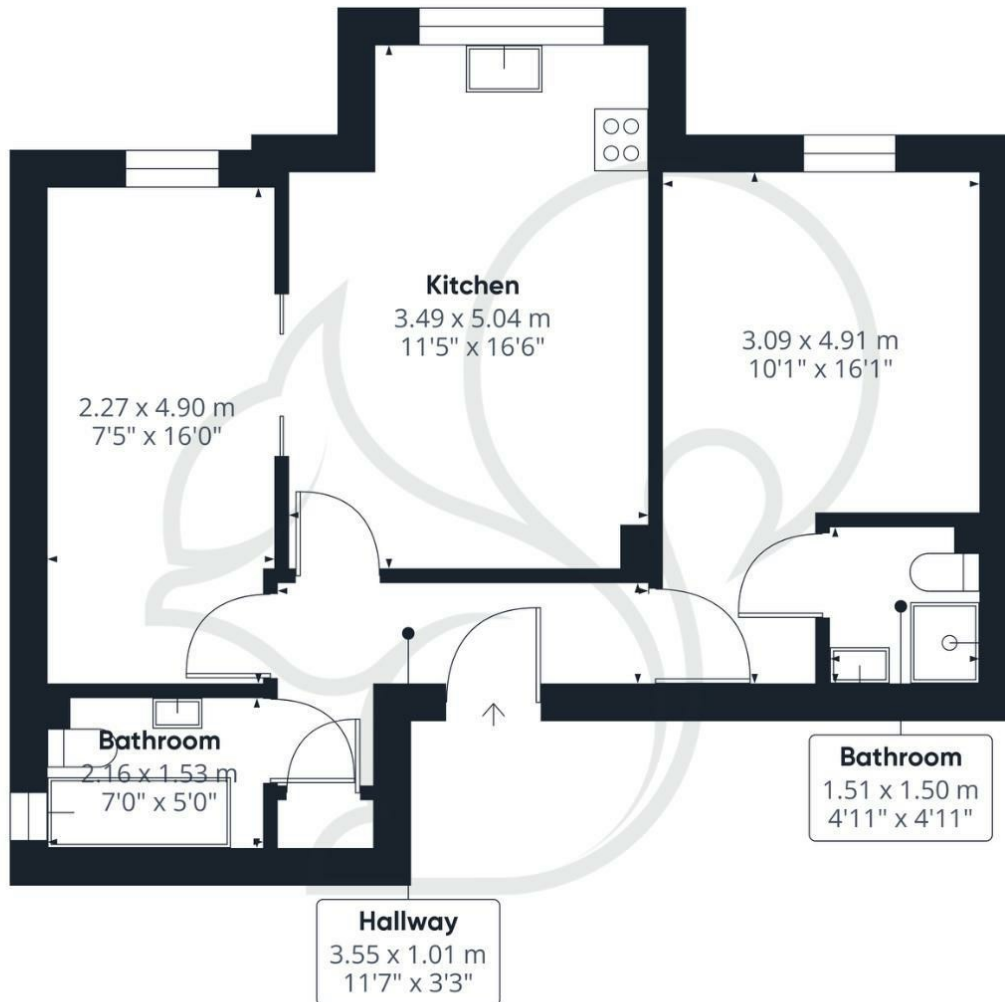












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Approximate total area<sup>®</sup>  
51.02 m<sup>2</sup>  
549.18 ft<sup>2</sup>

(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.

Calculations are based on RICS IPMS 3C standard.


GIRAFFE360

**Local Authority:**

**Tenure:**  
Leasehold

**Council Tax Band:**

### Energy Efficiency Rating

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