

oakheart

£325,000

Guide Price

Ozalid Road, Colchester

Guide Price: £325,000 - £350,000.

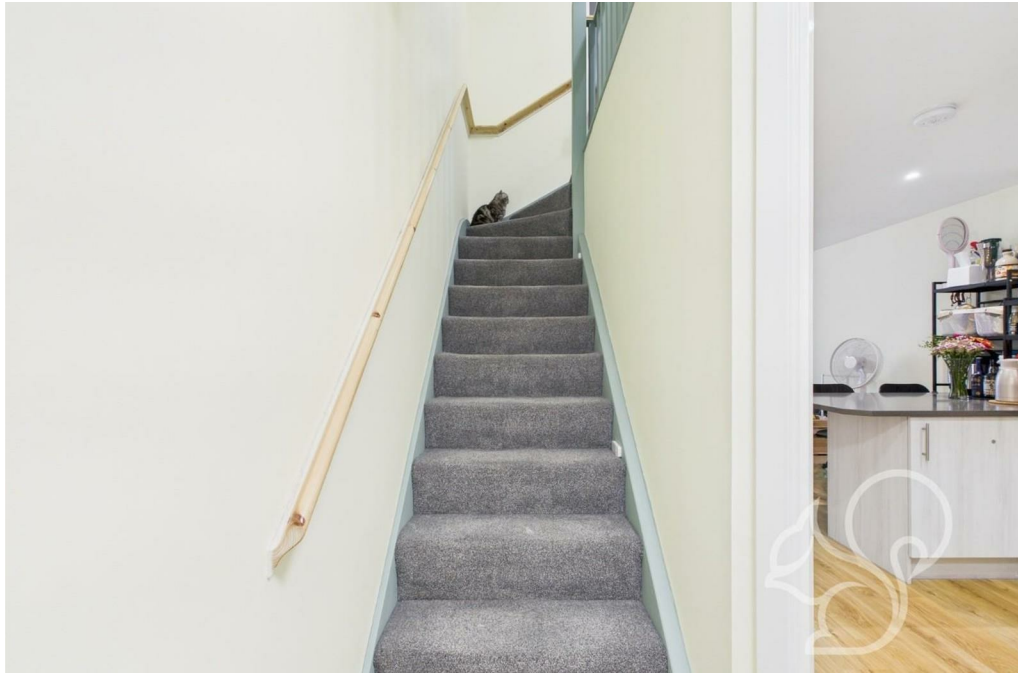
Nestled in a sought-after central Colchester location, this modern three-bedroom semi-detached home offers an exceptional blend of contemporary style, practicality, and convenience. Positioned within close proximity to well-regarded schools, Colchester City Centre, the A12, and Colchester North

Station—offering direct train links to London Liverpool Street—this home is ideal for families, professionals, and commuters alike.















**Local Authority:**  
Colchester

**Tenure:**  
Freehold

**Council Tax Band:**  
C

### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>97</b>
(81-91) <b>B</b>	<b>84</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>		
Not energy efficient - higher running costs		
<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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