

oakheart

£550,000

Offers In Excess Of
Foundry Lane, Copford

****SOLD PRIOR TO MARKETING****

Nestled at the end of a peaceful cul-de-sac in the charming village of Copford, just west of Colchester, this exceptional four-bedroom detached property offers maximum privacy and convenience. Copford is renowned for its rural character and historical significance, including the Grade I-listed St Michael and All Angels Church with its stunning Norman wall paintings. The village provides easy access to the A12 and A120, as well as Marks Tey train station on the Great Eastern Main Line, making it ideal for commuters and families alike.

Approaching the property, tucked away in the corner, a driveway with ample parking space and a double garage sets the tone for a spacious and private lifestyle. Upon entering, the entrance hall leads to a living room on the left, complete with a bay window that floods the space with natural light. A separate study area is perfect for remote work or quiet reading, while a downstairs W/C adds practicality. The open-plan kitchen/diner offers modern convenience and is ideal for entertaining. The landscaped garden at the rear is split-level with AstroTurf, providing low-maintenance outdoor enjoyment.

Upstairs, four well-proportioned bedrooms await. The principal bedroom includes an en-suite bathroom for added luxury, while bedroom two benefits from built-in storage. A family bathroom serves the remaining bedrooms. This property combines the best of rural charm with modern living, offering scenic walks, cycling routes, and proximity to Dedham Vale Area of Outstanding Natural Beauty. Nearby Colchester provides additional amenities, including Colchester Zoo and Colchester Castle, making this home an excellent choice for those seeking a tranquil yet connected lifestyle.



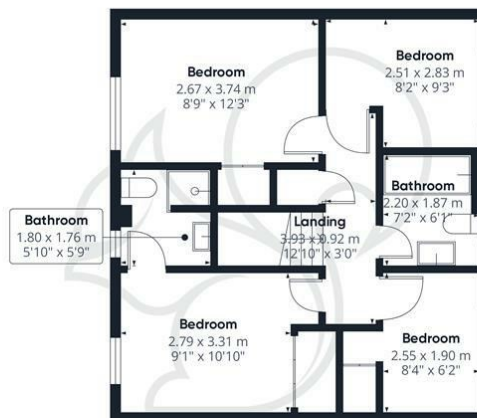








Ground Floor Building 1



Floor 1 Building 1

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Approximate total area⁽¹⁾

129.8 m²
1397.17 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.

Calculations are based on RICS IPMS 3C standard.


GIRAFFE360

Local Authority:
Colchester

Tenure:
Freehold

Council Tax Band:
E

Energy Efficiency Rating

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

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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