

Guide Price £475.000 - £500.000.

Situated on the highly sought-after Magazine Farm Way in the heart of Prettygate, Colchester, this impressive two/three-bedroom detached bungalow has been fully renovated throughout and offers spacious, well-appointed accommodation in a superb residential setting. With excellent access to high-performing local schools, a range of amenities, and convenient transport links, this home is ideally suited for families, downsizers, or those seeking high-quality single-storey living.















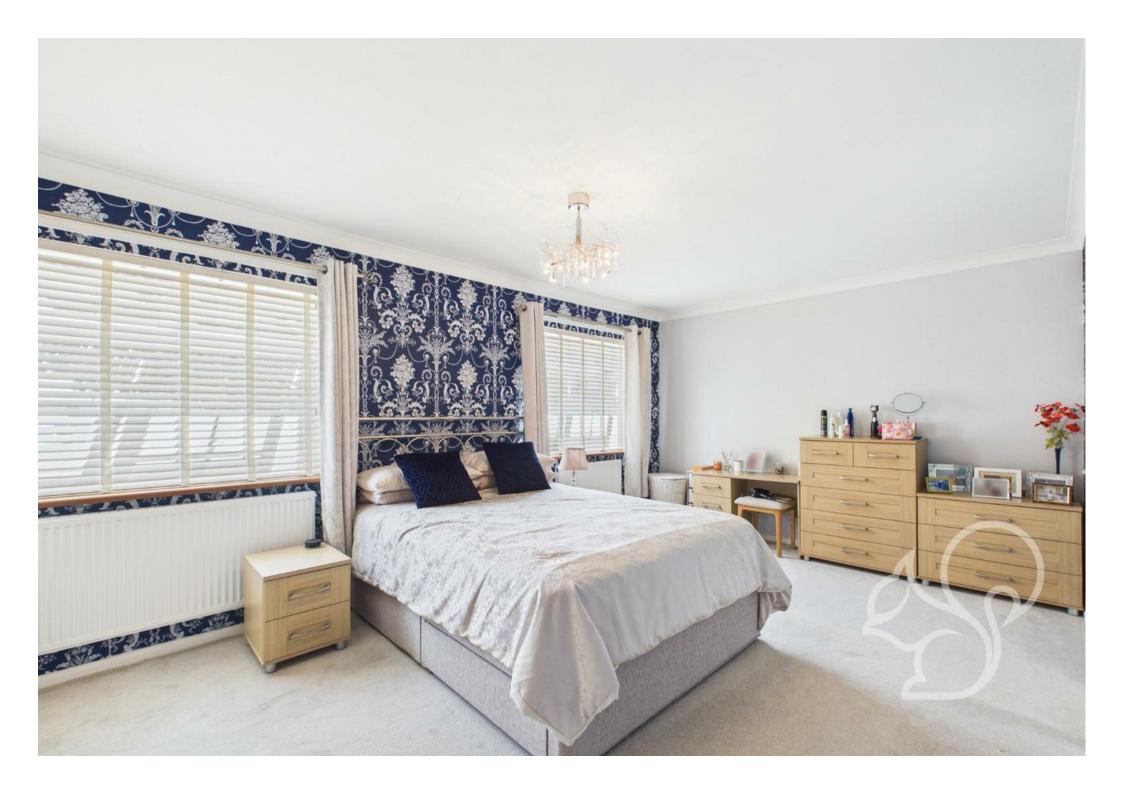






















Ground Floor Building 1

Ground Floor Building 2

Outbuilding 7.55x5.91 m 8.6*x19.4*

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Approximate total area⁽¹⁾

125 m² 1345 ft²

(1) Excluding balconies and terraces

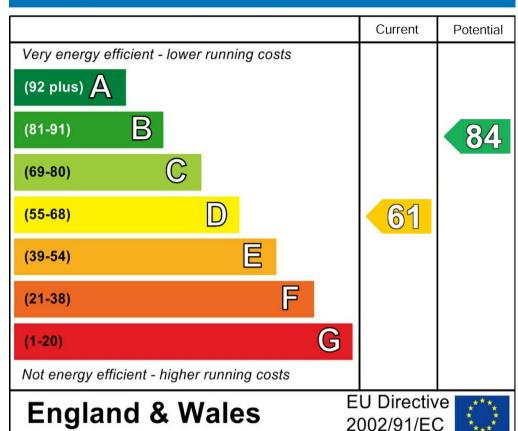
Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360





Energy Efficiency Rating



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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