

oakheart

£2,100 Per Month

Per Month

King Harold Road, Prettygate



Situated in the highly desirable area of Prettygate, this four-bedroom detached property offers great potential for a family with great schooling and amenities less than a 5-minute walk away. With great access links to the ever-growing retail park in Stanway and the A12, this property has everything.

Access is gained via the entrance porch, leading into the spacious hallway with stairs taking you to the first

floor. The already extended ground floor offers a generous size lounge with a bay front window, a large sitting/dining room, a downstairs WC and a modern kitchen with fitted cupboards, oak worktop surfaces and a range cooker to remain in the property. The property benefits from double-glazed windows throughout. The upstairs offers a stylish family bathroom, a separate shower room, three double bedrooms and a single bedroom, all located off the

first-floor landing.

Externally, the property has off-road parking for two vehicles, side access to the rear of the property, a well-maintained front and back garden.

Offered unfurnished and available for occupation mid August.

Call Oakheart lettings to book your viewing today!







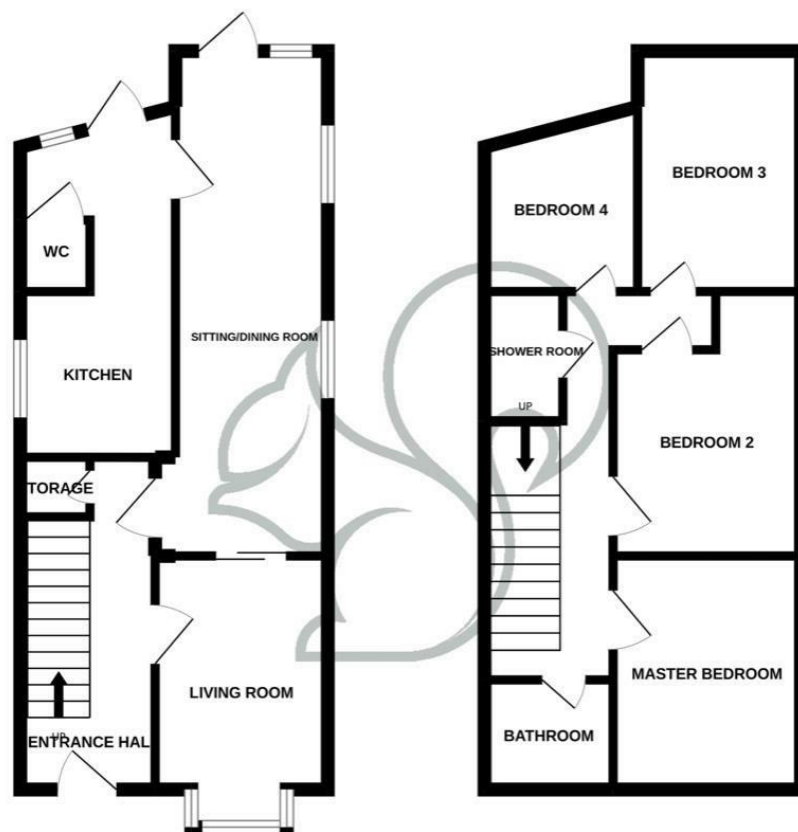








GROUND FLOOR  
789 sq.ft. (73.3 sq.m.) approx.



TOTAL FLOOR AREA: 789 sq.ft. (73.3 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metropix 02022

Local Authority:  
Colchester

Tenure:

Council Tax Band:  
E

Energy Efficiency Rating

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