

DURDEN & HUNT

INTERNATIONAL



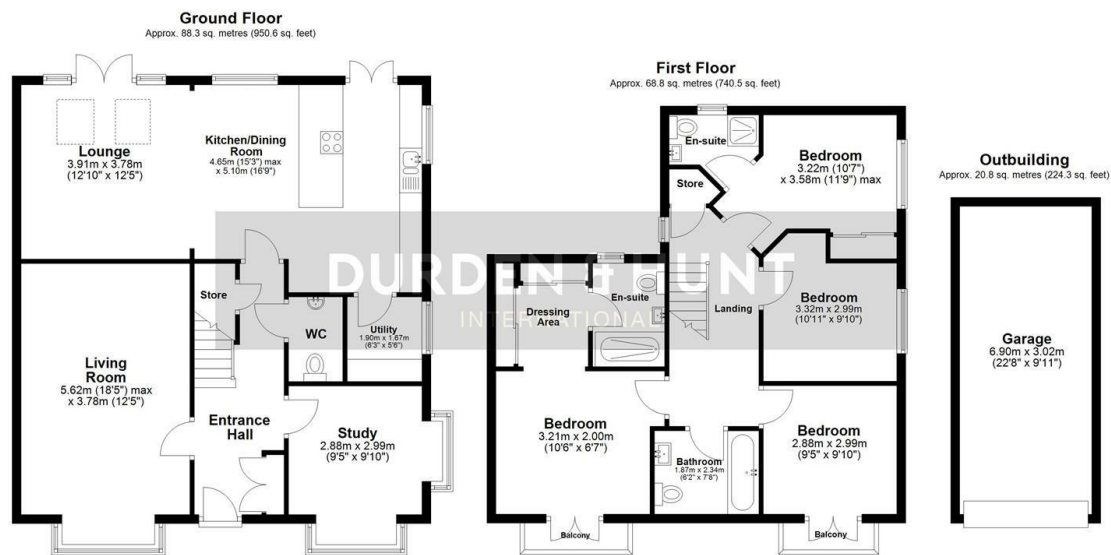
Waterfront Promenade, Rowhedge CO5

£2,500 Per Calendar Month

- Village Location
- Detached Home
- Utility And Downstairs WC
- Contemporary Family Bathroom
- Garage And Driveway
- Multiple Reception Rooms
- Two Bedrooms With En Suites
- Available Late June
- Open Plan Living
- Two Further Bedrooms

1-3 Crouch Street, Colchester, CO3 3EN

<https://www.durdenandhunt.co.uk>



Total area: approx. 177.9 sq. metres (1915.4 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.

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Waterfront Promenade

Viewings

Viewings by arrangement only. Call to make an appointment.

Council Tax Band

F

EPC Rating:

B



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		92
(81-91) B	84	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	