

For Sale

Guide Price **£300,000** Freehold



Capstan Place Colchester CO4 3GH

This recently refurbished home would make a great family home or investment.

- Energy Rating: D
- NO ONWARD CHAIN
- RECENTLY REFURBISHED
- CUL-DE-SAC LOCATION
- THREE BEDROOM

Property Details

Entrance Hall

Kitchen 8' 2" x 10' 5" (2.49m x 3.17m)

Lounge 15' 1" x 15' 2" (4.60m x 4.62m)

Cloakroom

First Floor

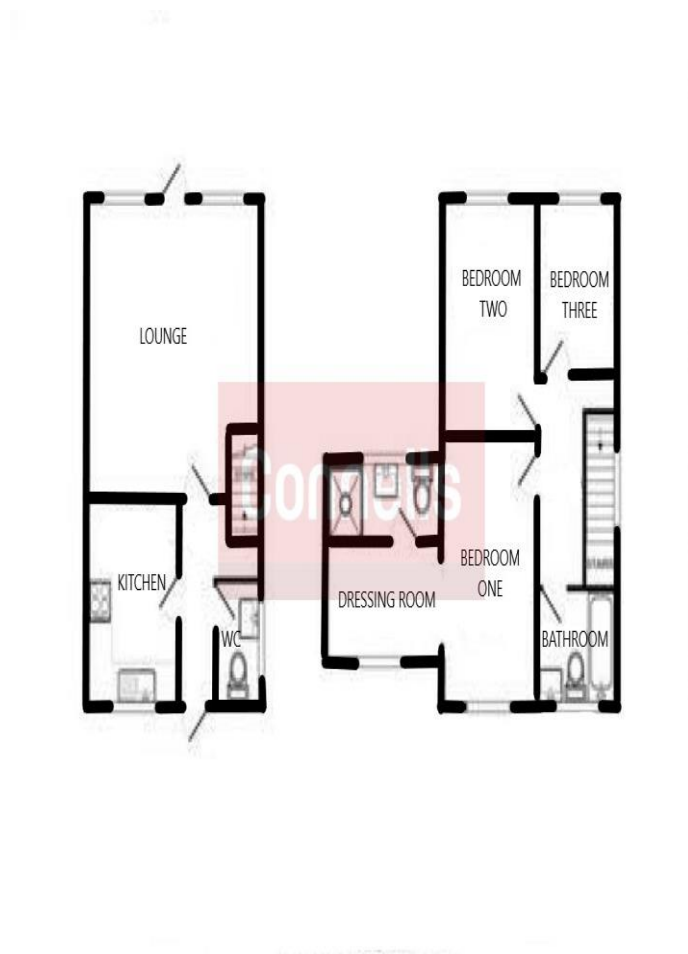
Bedroom One / Dressing Area 14' 1" x 16' 8" (4.29m x 5.08m)

En-Suite

Bedroom Two 8' 3" x 12' 6" (2.51m x 3.81m)

Bathroom 6' 7" x 6' 8" (2.01m x 2.03m)

Bedroom Three 6' 7" x 8' 8" (2.01m x 2.64m)



To view this property please contact Connells on

T 01206 547 431

E colchester@connells.co.uk

3a High Street
COLCHESTER CO1 1DA

Property Ref: CCH308621 - 0002

Tenure:Freehold EPC Rating: D

Council Tax Band: D

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

see all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk