



Groves Close, Colchester, CO4 5BP

welcome to

Groves Close, Colchester

This two bedroom top floor apartment is situated off Mile End Road, within easy reach of Colchester's mainline train station and benefits from allocated parking space. The property could be an ideal investment opportunity.



This top floor apartment is situated on the north side of Colchester on Groves Close. Accommodation comprises entrance hall, lounge/diner, kitchen, two good size bedrooms and family bathroom. Externally the property benefits from allocated parking space.

Communal Entrance Door To:

Communal Entrance Hall

With stairs to second floor.

Entrance Door To:

Entrance Hall

Electric heater, telephone entry system, two storage cupboards, loft access, doors to:

Lounge

14' 7" x 9' 8" (4.45m x 2.95m)

Upvc double glazed windows to rear and side, electric heater.

Kitchen

8' 4" max x 7' 5" max (2.54m max x 2.26m max)

Range of base and eye level units, work surfaces, inset sink and drainer unit, tiled splashbacks, integrated oven and hob with extractor over, space for tall fridge/freezer, space for washing machine, laminate wood flooring.

Bedroom One

14' 2" max x 11' 5" max (4.32m max x 3.48m max)

Two upvc double glazed windows to side, electric heater.

Bedroom Two

11' 4" max x 9' 8" max (3.45m max x 2.95m max)

Upvc double glazed window to side, electric heater.

Bathroom

Panel enclosed bath with shower attachment , wash hand basin, low level w.c., part tiled walls, carpet.

Outside

The property benefits from an allocated parking space.



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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welcome to

Groves Close, Colchester

- Top Floor Apartment
- Spacious Living Accommodation
- Two Bedrooms
- Family Bathroom
- Allocated Parking Space
- Close To Mainline Train Station

Tenure: Leasehold EPC Rating: C

£160,000



Please note the marker reflects the postcode not the actual property

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This is a Leasehold property with details as follows; Term of Lease 125 years from 15 Feb 2008. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Property Ref:
CCS119546 - 0003

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directions to this property:

[Refer to map](#)



william h brown



01206 577772



Colchester@williambrown.co.uk



8 Culver Street West, COLCHESTER, Essex, CO1 1JG



williambrown.co.uk