



Harwich Road, Colchester, CO4 3HP

welcome to

Harwich Road, Colchester

This fantastic EXTENDED THREE/FOUR BEDROOM SEMI-DETACHED HOUSE provides EXCEPTIONAL ACCOMMODATION making the PERFECT HOME FOR GROWING FAMILIES. Situated in a POPULAR RESIDENTIAL AREA the property is ideal for LOCAL SCHOOLS, various shops, BUS SERVICES and the A12/A120. Viewing is highly recommended.



Entrance

The property is entered via the front door with obscure double glazed inset leading to:

Entrance Hall

Double glazed window to the side aspect, built-in cupboard, radiator, tiled flooring, stairs rising to the first floor and doors leading to;

Snug / Bedroom Four

12' 8" into bay x 12' max (3.86m into bay x 3.66m max)
Double glazed bay window to the front aspect and a radiator.

Shower Room

Walk-in shower cubicle with adjustable shower head/mixer tap and waterfall shower head over, wash hand basin with mixer tap and cupboard under, low level WC, chrome heated towel rail, inset spotlights and part aqua-boarded walls.

Kitchen / Dining Room

21' 4" x 11' 2" max (6.50m x 3.40m max)
Double glazed window to the side aspect, single sink with mixer tap inset to the worktop/drainage, extensive range of high-gloss wall and floor mounted matching cupboards and drawers, integral fridge, freezer, dishwasher and washing machine, built-in electric oven and microwave with four-ring electric hob and cooker hood over, inset spotlights, tiled flooring and open access with steps leading down to:

Family / Living Room

21' 10" x 17' 8" (6.65m x 5.38m)
Double glazed bi-folding doors opening onto the rear garden (with electric blinds), double glazed window to the side aspect (with electric blind), electric fireplace feature, digital entertainment wall, four vertical designer radiators, inset spotlights, part

slate tiled walls and tiled flooring.

First Floor Landing

Double glazed window to the rear aspect, access to the loft (part boarded), built-in airing cupboard (housing the Potterton boiler), radiator and doors leading to;

Bedroom One

16' 10" into wardrobes x 10' 6" into bay max (5.13m into wardrobes x 3.20m into bay max)
Double glazed bay window to the front aspect, fitted wardrobes and a radiator.

Bedroom Two

15' 2" x 8' 2" max (4.62m x 2.49m max)
Double glazed window to the rear aspect and a radiator.

Bedroom Three

9' 8" x 9' (2.95m x 2.74m)
Double glazed window to the front aspect and a radiator.

Rear Garden

The split-level rear garden is mainly paved with a lawned area and further paved patio area to the rear, wooden shed, external power points, external lighting and additional access via the front gate and side patio area.

Parking

There is a driveway to the front of the property providing off road parking for a number of vehicles.



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welcome to

Harwich Road, Colchester

- 3/4 Bedrooms
- Extended Semi-Detached House
- Family Living Room
- Bi-Folding Doors to the Garden
- High-Gloss Kitchen/Dining Room
- No Chain

Tenure: Freehold EPC Rating: C

£390,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
CSJ109334 - 0004

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