



Bourne Brook View, Earls Colne, Colchester, CO6 2FJ



welcome to Bourne Brook View, Earls Colne, Colchester

- No Onward Chain
- Well Presented Four Bedroom Property
- Spacious Living Areas
- Large Garden
- Stunning Views to Front

Tenure: Freehold

EPC Rating: B

guide price **£450,000**



Entrance Hall

Lounge

21' 4" x 11' 2" (6.50m x 3.40m)

Cloakroom

Kitchen / Diner

14' 1" x 11' 3" (4.29m x 3.43m)

Utility Room

6' 6" x 6' (1.98m x 1.83m)

Landing

Bedroom One

11' 3" x 9' 7" (3.43m x 2.92m)

En Suite

Bedroom Two

8' 4" x 9' 8" (2.54m x 2.95m)

Bedroom Three

11' 6" x 10' 4" (3.51m x 3.15m)

Bedroom Four

8' 6" x 10' 9" (2.59m x 3.28m)

Bathroom



Ground Floor

First Floor

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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Property Ref:

HST107693 - 0005

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