



4 bedroom Detached House located in Colchester.

Guide Price
£700,000-£775,000

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JOHN ALEXANDER
ESTATE AGENTS

Baronia Croft Colchester CO4 9EE

FULL DESCRIPTION

OVERVIEW

GUIDE PRICE £700,000 TO £775,000

John Alexander are very pleased to offer to market this well presented, spacious, four-bedroom family home situated in the very desirable Highwoods Area. Boosting five reception rooms, a family bathroom and en-suite, large kitchen with separate utility room, double fronted electric door garage and large garden, this property is an ideal retreat for families and professionals alike.

THE HOME

Key Features:

Spacious Interiors: The property opens into a welcoming hallway, leading to a generously sized lounge that is perfect for relaxation or entertaining guests. Large windows invite ample natural light, adding to the airy ambiance.

Five reception rooms: Benefit a lounge, second spacious reception room, a boot room, Study and immense conservatory

Modern Kitchen: The heart of the home is a stylish, fully fitted kitchen featuring modern appliances, plenty of storage, and a practical layout that makes cooking a delight. Adjoining the kitchen is a cosy dining area that overlooks the garden, making family meals and gatherings a pleasure.

Bedrooms: The home offers four well-proportioned bedrooms upstairs, each designed with comfort in mind. The master bedroom includes an en-suite bathroom, creating a private retreat. All bedrooms feature plenty of storage space and natural light.

Bathrooms: Alongside the en-suite, the property has a modern family bathroom with a neutral design, as well as a convenient downstairs cloakroom.

The outdoor space is a key highlight, with matured landscaped garden and trees providing a perfect setting for outdoor activities, gardening, or simply relaxing on sunny days. A patio area is ideal for al-fresco dining and summer barbecues.

Additional Amenities: The property includes an electric double garage and driveway, offering ample parking. Central heating and double-glazed windows ensure comfort and energy efficiency year-round.

LOCATION

Nestled in the charming and very popular neighbourhood of Highwoods, Baronia Croft offers a prime location that combines the tranquillity of suburban living with convenient access to the vibrant amenities of Colchester. This area is renowned for its community feel, making it an ideal place for families and individuals alike. Just a short drive or leisurely stroll away, you'll find a variety of local shops, cafes, and restaurants, catering to all your everyday needs. The property is also near well-regarded schools, ensuring a quality education for children and peace of mind for parents.

For those who enjoy outdoor activities, nearby parks and green spaces provide ample opportunities for recreation, relaxation, and spending quality time with family and friends. Colchester's historic City centre, with its unique blend of culture, history, and modern amenities, is easily accessible, offering a wealth of shopping, dining, and leisure options.



4



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EPC

C





Excellent transport links, including bus services and easy access to major roads, ensure that commuting to surrounding areas or exploring the East Anglian countryside is both simple and convenient.

SUMMARY

Baronia Croft is a perfect blend of modern convenience and homely charm, tailor-made for contemporary family living. From its spacious interiors to its beautiful garden, every aspect of this property has been designed to create a comfortable and inviting home. Don't miss the opportunity to make this beautiful residence your own.

Contact us today for a viewing!



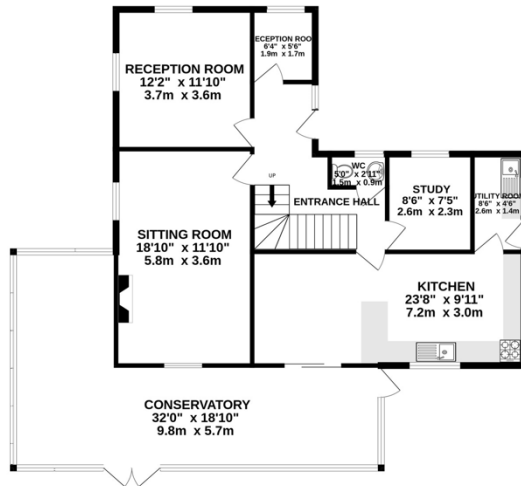


Baronia Croft, Colchester, CO4 9EE

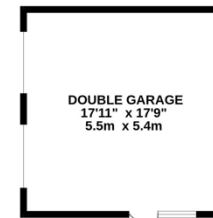
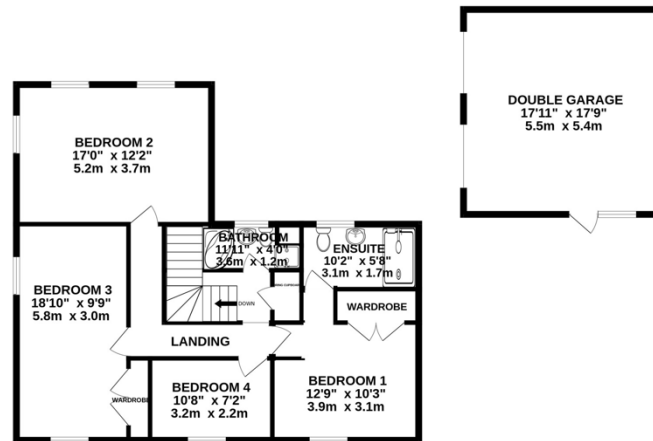


FLOORPLAN

GROUND FLOOR
1242 sq.ft. (115.4 sq.m.) approx.



1ST FLOOR
850 sq.ft. (79.0 sq.m.) approx.



DIRECTIONS

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