



3 bedroom Mid Terraced House located in Colchester.

Guide Price
£230,000 - £250,000

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London Road Colchester CO3 4DG

FULL DESCRIPTION

OVERVIEW

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Nestled in the sought-after area of Stanway, London Road offers the perfect blend of peaceful residential living and convenience. This charming home is ideally located just a short distance from a range of local amenities, including shops, schools, and transport links, making it a prime choice for those seeking a well-connected community. With plenty of opportunities for families this property is an excellent option for anyone looking to settle in a dynamic yet tranquil neighbourhood, offering a lifestyle that is both comfortable and accessible.

THE HOME

As you step inside, you are welcomed by the warm and inviting layout of the ground floor. The entrance leads into a spacious living room, perfect for relaxing and unwinding after a long day. Moving through, you'll find a second reception room, offering flexibility as either an additional living area or a dedicated dining area.

Beyond the inviting living space, the sleek and fully refurbished kitchen stands as a true highlight of the home. It features modern fittings, abundant countertop space, and a stylish yet practical design, making it the perfect environment for both cooking and dining. Just off the kitchen, the well-appointed family bathroom offers a fresh, modern update, carefully designed to provide both comfort and convenience. This serene retreat is ideal for unwinding, with high-quality finishes and a thoughtful layout that ensures everyday use feels like a luxurious experience.

Upstairs, you'll discover two/three generously sized and beautifully appointed bedrooms, each offering a tranquil sanctuary to unwind and relax at the end of the day. Both rooms are bathed in natural light, due to the large, double-glazed windows that not only enhance the sense of space but also offer excellent insulation and soundproofing for added comfort. Each bedroom provides ample space for storage and personalisation.

In addition to the bedrooms, there's a versatile office space that provides the ideal environment for those working from home, or anyone who values a dedicated space for focus and productivity. With a touch of creativity, this room could easily be transformed into a third bedroom, providing the perfect option for growing families or those who frequently host guests. The flexibility of this space allows for a variety of uses to suit your lifestyle, whether you use it for a playroom, or even a hobby space.

ROOM DIMENSIONS

Living Room - 3.37m x 3.32m (11'0 x 10'10)

Living Room/Dining Room - 3.40m x 2.57m (11'1 x 8'5)

Kitchen - 2.23m x 1.88m (7'3 x 6'2)

Bathroom - 1.81m x 1.83m (5'11 x 6'0)

Bedroom One - 3.44m x 3.30m (11'3 x 10'10)

Bedroom Two - 3.30m x 2.43m (11'1 x 7'11)



3



1



2



B



EPC

D





Office/Bedroom Three - 2.22m x 1.87m (7'3 x 6'1)

THE OUTSIDE

The exterior of this property offers a charming first impression with a well-maintained, south-facing garden that captures plenty of sunlight throughout the day. The garden is designed for low maintenance, featuring neatly trimmed shrubs and paved areas, making it ideal for those who appreciate a tidy outdoor space without the hassle of constant upkeep. Additionally, the property benefits from rear access, providing convenience and easy entry to the garden. This thoughtful design creates a private and peaceful setting, perfect for relaxation or entertaining.

At the end of 2024, the shed was fully insulated and converted into a functional utility room, offering additional versatility to the property. Equipped with electrics, this space could easily be transformed into a gym, office, or bike storage, providing even more flexibility for the homeowner's needs.

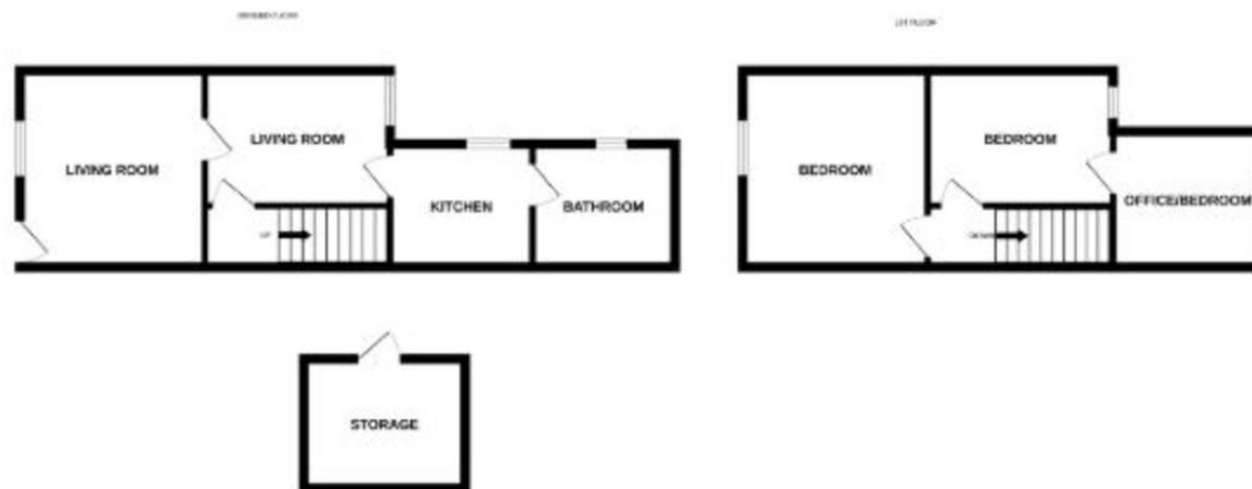
THE LOCATION

The property is ideally situated in the desirable area of Stanway, offering the perfect blend of suburban tranquillity and easy access to all the essentials. The property is just a stone's throw away from a variety of local amenities, including shops, cafes, and well-regarded schools, making it a convenient choice for families.

For those who need to commute, excellent transport links are nearby, including bus routes and the A12, providing straightforward access to Colchester town centre and beyond. The location also offers the benefit of being surrounded by green spaces, ensuring a peaceful and scenic environment, while still being within close reach of the vibrant cultural and social offerings of Colchester.



FLOORPLAN



DIRECTIONS

CONTACT

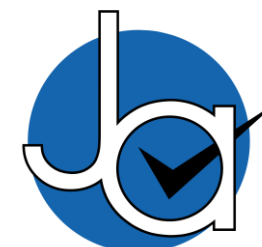
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