



3 bedroom Detached House located in Stanway.

Guide Price
£400,000 - £435,000

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JOHN ALEXANDER
ESTATE AGENTS

Stable Close Stanway Colchester CO3 0UG.



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FULL DESCRIPTION

OVERVIEW

GUIDE PRICE £400,000 TO £435,000

Welcome to a delightful family home offering modern comfort and convenience. Featuring a spacious lounge/diner, a functional kitchen, a study, and three bedrooms including a master with an en-suite, this property meets all your needs. Located in a sought-after area, you'll enjoy easy access to local amenities, schools, and transport links, making it an ideal choice for families and commuters alike.

STEP INSIDE

As you enter, you are greeted by a welcoming entrance hall that guides you through the main areas of the home.

The spacious lounge/diner provides a bright and inviting atmosphere, perfect for both relaxation and entertaining guests.

Adjacent to the lounge/diner, the kitchen offers plenty of room for culinary creativity with modern fixtures and space for appliances.

A convenient study is also located on this floor, ideal for working from home or as a hobby room and a handy WC completes the ground floor, adding extra convenience for residents and visitors alike.

The first floor houses three well-appointed bedrooms. The master bedroom is a peaceful retreat, featuring its own ensuite bathroom for added privacy and comfort.

Two additional bedrooms offer versatile space ideal for family or additional guests. A family bathroom services these rooms, equipped with all the essentials for daily routines.

DIMENSIONS

Lounge/Diner, 21' x 11'11" (6.4m x 3.6m)

Kitchen, 15'10" x 7'8" (4.8m x 2.3m)

Study, 9'11" x 2'10" (3.0m x 0.9m)

WC

Master Bedroom, 12'4" x 10'3" (3.8m x 3.1m)

Ensuite, 10'3" x 2'10" (3.1m x 0.9m)

Bedroom Two, 11'8" x 8' (3.6m x 2.4m)

Bedroom Three, 9'4" x 8'4" (2.8m x 2.5m)

Family Bathroom, 10'3" x 5'1" (3.1m x 1.6m)

STEP OUTSIDE

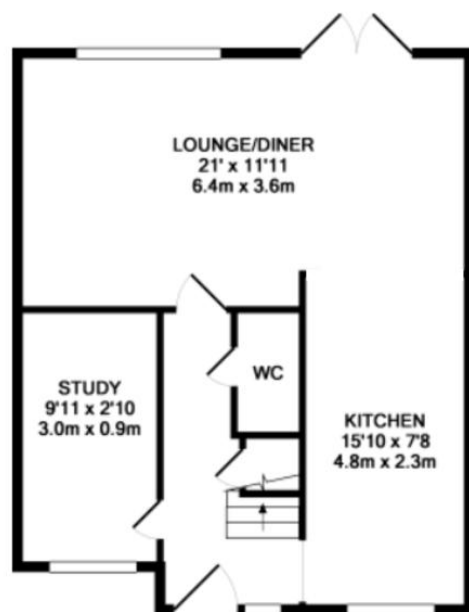
The gravel driveway is spacious enough to accommodate multiple vehicles, ensuring convenience for homeowners and visitors alike. The rear garden is a delightful retreat, featuring a mix of paved and gravel areas for versatile use. A cosy patio offers an ideal spot for relaxation or entertaining. The grassy lawn is bordered by colourful flower beds, while the entire garden is enclosed by a fence, ensuring a private and peaceful atmosphere.

THE LOCATION

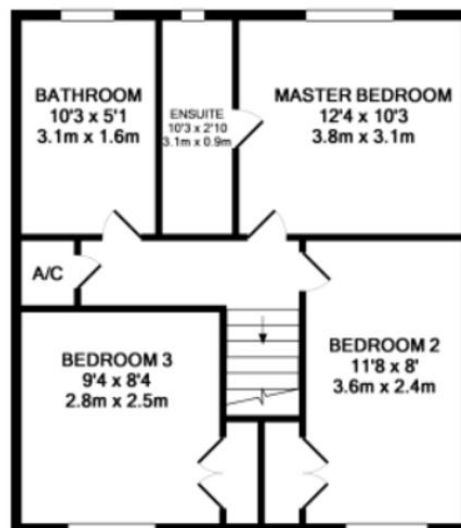
Located in the desirable area of Stanway, Stable Close offers a perfect blend of suburban tranquillity and urban convenience. This property is surrounded by well-regarded schools, shopping centres, and recreational facilities. With excellent transport links, including easy access to major roads and proximity to Colchester's City Centre, this location is ideal for both commuters and families seeking a comfortable and accessible lifestyle.



FLOORPLAN



GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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DIRECTIONS

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