



2 bedroom Apartment located in Marks Tey.

Guide Price
£150,000-£175,000

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JOHN ALEXANDER
ESTATE AGENTS

The Rookeries London Road Marks Tey Colchester CO6 1DY



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FULL DESCRIPTION

THE HOME

We are delighted to present this well-maintained two-bedroom first-floor flat, ideally located in the popular village of Marks Tey, just outside Colchester. Accessed via a communal entrance and stairway, the property offers bright, well-proportioned living spaces-perfect for first-time buyers and investors.

Inside, the flat features a welcoming entrance porch and hallway with an airing cupboard, a spacious lounge with dual-aspect windows, and a modern kitchen fitted with an electric oven and hob, fridge/freezer, and washing machine. The main bedroom is a generous double with a built-in wardrobe, while the second bedroom is a comfortable single-ideal as a guest room or home office. The bathroom includes a bath with shower over, WC, and wash basin.

Externally, the property benefits from well-kept communal gardens and allocated parking, all within easy reach of local amenities and transport links, including Marks Tey train station with direct services to London Liverpool Street.

LOCATION

Situated in the well-connected village of Marks Tey, this property enjoys an excellent location with a blend of village charm and convenient access to transport and amenities.

Just a short walk from Marks Tey train station, offering direct links to London Liverpool Street,

it's ideal for commuters. The A12 and A120 are also nearby, providing easy road access to Colchester, Chelmsford, and beyond.

Local amenities include shops, a post office, a pub, and Marks Tey Village Hall, with larger retail and leisure options just a few minutes' drive away in Colchester. Surrounded by open countryside and close to local schools, this is a great spot for both professionals and small families.

ENTRANCE PORCH

A fire door opens into the entrance porch.

ENTRANCE HALL

Carpeted flooring and airing cupboard.

LOUNGE

Dual aspect windows to the side and front, electric heater, carpeted flooring.

KITCHEN

Modern kitchen featuring an electric hob and oven, fridge/freezer, and washing machine, with a front-facing window and vinyl flooring.

BEDROOM ONE

Carpeted flooring with a built-in wardrobe and a side-facing window.

BEDROOM TWO

Carpeted flooring, electric heater, and a side-facing window.

BATHROOM



Suite including a bath with shower over, wash basin, WC, and tiled flooring.

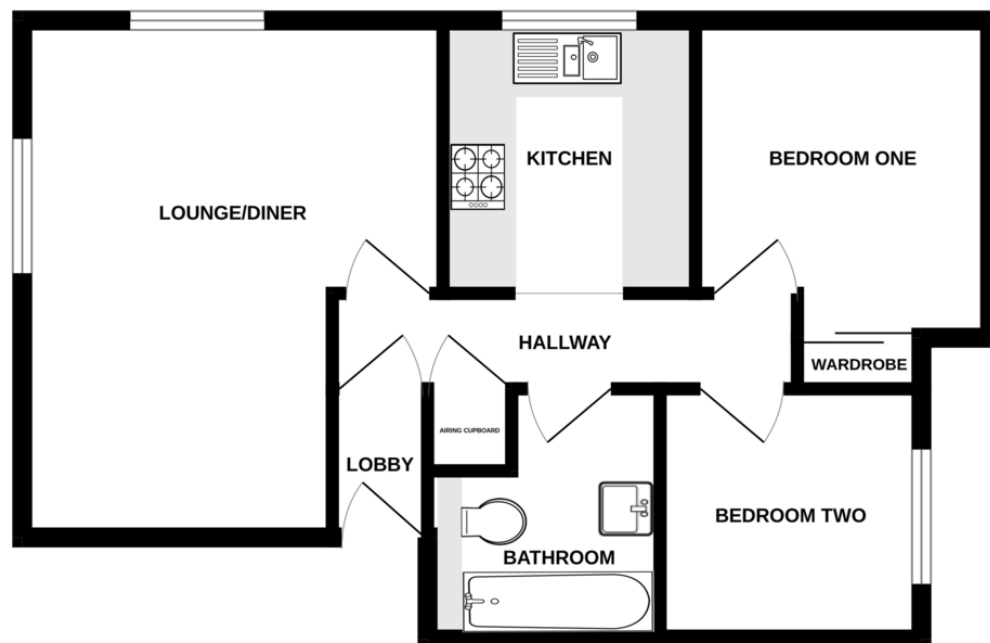
OUTSIDE

The property benefits from communal gardens and an allocated parking space.



FLOORPLAN

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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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