



3 bedroom Detached House located in Colchester.

Guide Price
£325,000 - £350,000

Find us on..



JOHN ALEXANDER
ESTATE AGENTS

Francis Gunn Close Colchester CO4 9AJ

FULL DESCRIPTION

OVERVIEW

*** GUIDE PRICE OF £325,000 - £350,000 ***

Welcome to this exquisite nearly-new detached home situated in the highly sought-after Francis Gunn Close, Colchester. This contemporary residence features a generously sized kitchen/diner, ideal for entertaining family and friends. Additional highlights include a spacious living room, three well-proportioned bedrooms, and two bathrooms, including an ensuite, providing ample space for comfortable living. The property also benefits from a utility room and a downstairs cloakroom.

One of the unique advantages of this property is the plentiful parking available, ensuring convenience for both you and your guests. The modern design of the house offers a fresh and stylish atmosphere that is sure to impress.

Nestled in a prime location, this property perfectly blends modern living with convenience. Don't miss the opportunity to make this stunning house your home and experience all the comforts and amenities it offers. Contact us today to schedule a viewing and take the first step towards owning this beautiful property in Colchester.

MEASUREMENTS

Entrance Hall

WC

Kitchen/Diner 5.13m x 3.05m (16'10 x 10')

Utility Room 1.93m x 1.32m (6'4 x 4'4)

Lounge 5.13m x 3.02m (16'10 x 9'11)

First Floor

Landing

Bedroom One - 3.53m x 3.17m (11'7 x 10'4)

Ensuite - 1.93m x 1.40m (6'4 x 4'7)

Bedroom Two - 3.10m x 2.77m (10'2 x 9'1)

Bedroom Three - 2.31m x 2.03m (7'7 x 6'8)

LOCATION

The neighbourhood features a mix of modern housing developments and convenient amenities. Residents have access to local shops, schools, and parks, providing a well-rounded living experience. Colchester's historic city centre, is just a short drive or bus ride away, offering a variety of dining and entertainment options.

Public transport links are easily accessible, with bus routes connecting the area to Colchester's main train station, which provides services to London and other cities. The nearby A12 road ensures good connectivity for motorists traveling to surrounding regions.



3



2



1



D



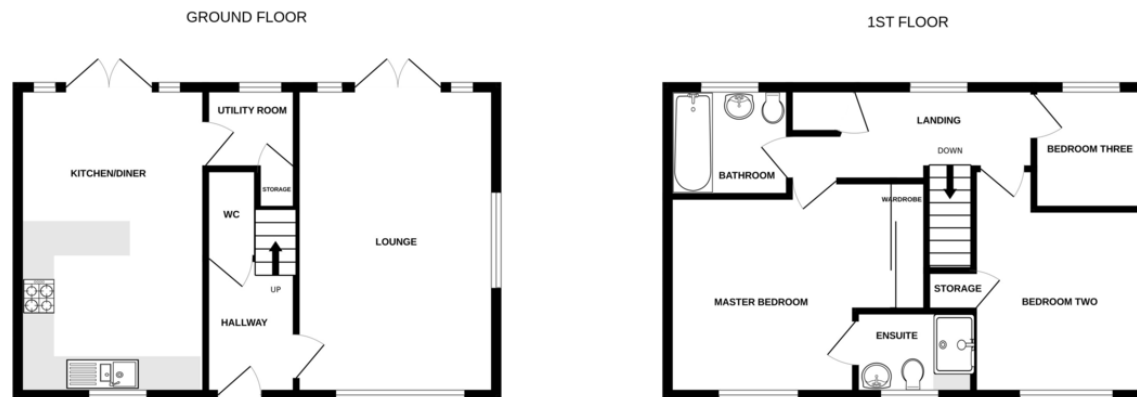
EPC

B





FLOORPLAN



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.
Made with Metropix ©2025

DIRECTIONS

CONTACT

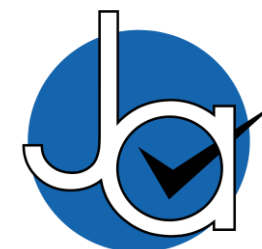
**99 London Road
Stanway
Colchester
Essex
CO3 0NY**

E sales@john-alexander.co.uk

T 01206 656007

www.john-alexander.co.uk

Find us on..



JOHN ALEXANDER
ESTATE AGENTS