



## 2 bedroom Semi-Detached House located in Tiptree.

Guide Price  
**£325,000 - £350,000**

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**JOHN ALEXANDER**  
ESTATE AGENTS

# Honeybee Grove

## Tiptree

### Colchester

#### CO5 0UH



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## FULL DESCRIPTION

### OVERVIEW

\*\*\*GUIDE PRICE £325,000 TO £350,000\*\*\*

John Alexander is proud to present to market an immaculate 5-year-old two-bedroom home in Tiptree, featuring a stylish kitchen/diner, elegant lounge with feature fireplace and French doors to a landscaped garden with patio, decking, shed, and outdoor bar. Two bedrooms (one en-suite), modern bathroom, boarded loft, plus carport and driveway for multiple vehicles.

### STEP INSIDE

Step into the welcoming entrance hall, complete with an alarm system, and a convenient cloakroom. The ground floor flows beautifully with tiled flooring through the hallway and kitchen/diner, complemented by wood-effect flooring in the lounge.

The kitchen/diner (16'9" x 8'5") boasts contemporary gloss units, integrated dishwasher, oven, hob with extractor fan, and fridge/freezer, plus space for a washing machine and tumble dryer. Double glass doors lead into the lounge, where you'll find a stunning feature wall with a remote-controlled living flame electric fireplace. French doors open directly onto the garden, creating a bright and airy feel.

Upstairs, the landing provides access to a fully boarded loft for excellent storage. Bedroom One (9'8" x 13'2") features built-in mirrored wardrobes and a beautiful feature wall with shelving and drawers. Bedroom Two (9'3" x 12'4") benefits from its own en-suite, while a modern family bathroom completes the first floor.

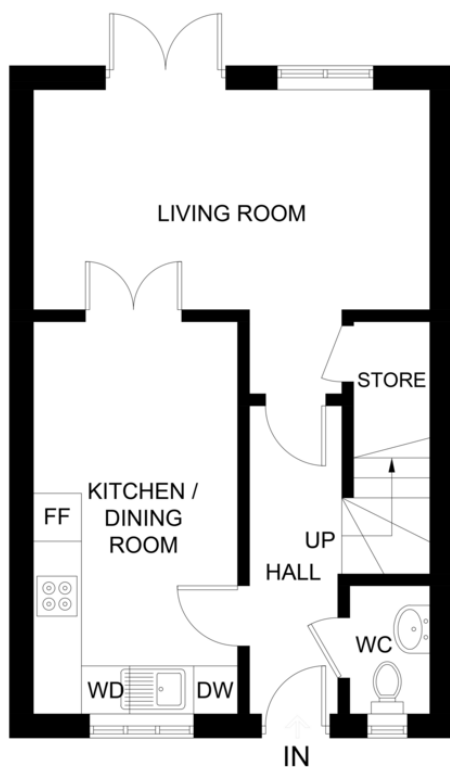
### STEP OUTSIDE

Outside, the rear garden is mainly laid to lawn with a patio and a separate decking area, perfect for entertaining. There's also a shed for storage and a fantastic outside bar area for summer gatherings. To the front, a carport and driveway provide parking for several vehicles.

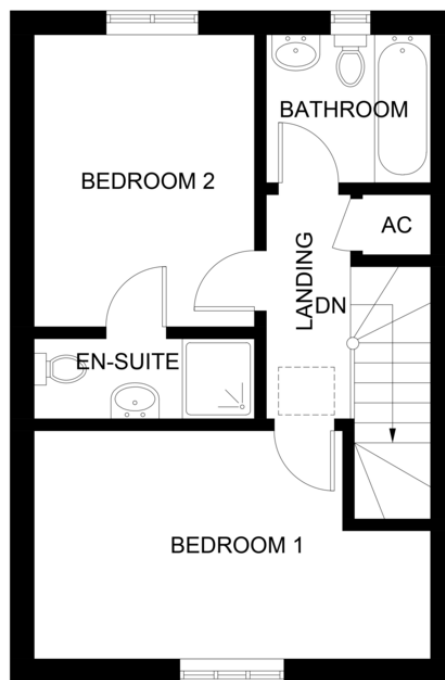




## FLOORPLAN



**Ground Floor**



**First Floor**

Illustration for identification purposes only,  
measurements are approximate, not to scale.

## DIRECTIONS

### CONTACT

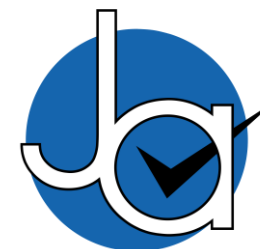
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