

Great Bromley

A detached 2-bed modern bungalow nestled in the peaceful semi-rural village of Great Bromley. Offering stunning views overlooking picturesque fields, this property provides a comfortable and inviting living space, ideal for those seeking a countryside retreat.

Offers in the region of £340,000

Hall Road

Great Bromley, Colchester, CO7



- Detached
- Off Street Parking
- Modern Interior
- Countryside Living
- 2 Double Bedrooms
- Village Location
- Separate Utility
- 2 Reception Rooms
- Solar Panels
- Sunny Garden

The Property

Upon entering the property via the porch, and to the left you are greeted by a spacious dining room. This room provides ample space for entertaining family and guests and could be used as an additional reception room/office. Leading on from the dining room you'll discover a well-planned utility space that discreetly conceals laundry chores, ensuring a clutter-free living environment. Moving further into the bungalow and down the hallway, you'll be greeted by a generously sized contemporary kitchen/diner, equipped with modern appliances. The kitchen sink is perfectly positioned, offering scenic views across the fields making daily tasks a more pleasant experience. Adjacent is the generously sized living room featuring a charming fireplace that adds warmth and character to the space. The double doors from the living room lead out to the garden, making it a versatile space for both relaxing and hosting. On the opposite side of the bungalow are two well-proportioned double bedrooms, each benefiting from large windows that bring in plenty of natural light. Both bedrooms also come with built-in storage space, offering practicality and convenience. The first bedroom has the added advantage of direct access to the rear garden/driveway, providing added convenience. Servicing the property is a luxurious bathroom suite complete with a separate free standing bath and walk-in shower.

The Outside

Outside, the property boasts a driveway for off-street parking, providing convenience and security for vehicles. The wrap-around south-west facing garden presents a delightful outdoor space where you can bask in the sun, enjoy nature and stunning rural views. The garden is low maintenance and mostly gravelled with a decking area. On the roof you will find solar panels which help to reduce the overall running costs of the property and brings an eco-friendly appeal.

The Area

Great Bromley is a village located in the heart of the Essex countryside, yet within easy reach of Colchester, Ipswich, and London. The village boasts a local primary school, village hall, and friendly pubs, making it perfect for families and those seeking a peaceful rural lifestyle.

Further Information

Tenure - Freehold

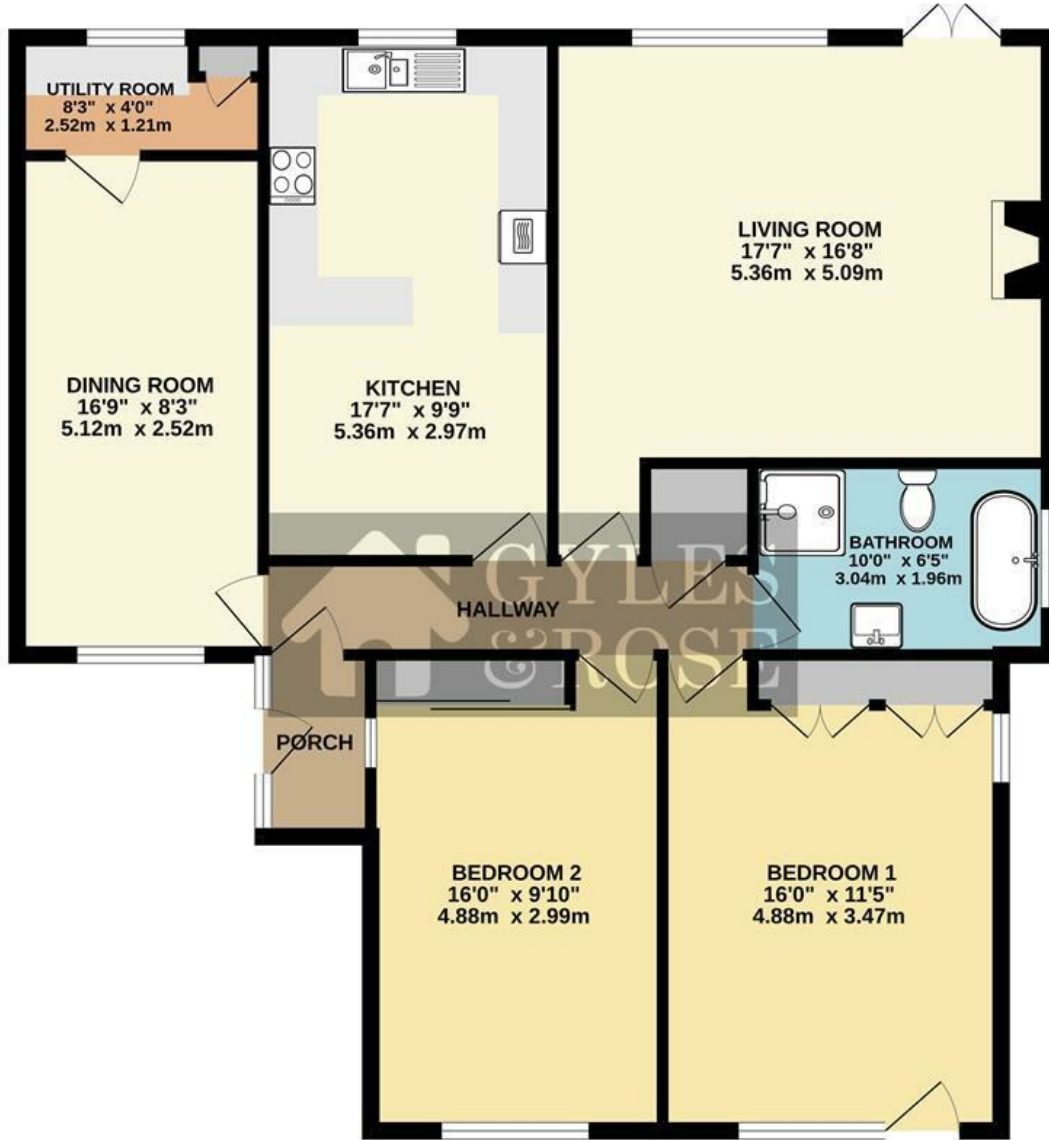
Council Tax - Tendring Band B

EPC to follow



Floor Plan

GROUND FLOOR
1076 sq.ft. (99.9 sq.m.) approx.



TOTAL FLOOR AREA: 1076 sq.ft. (99.9 sq.m.) approx.

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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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
91	96		

Energy Efficiency Rating Legend:
 A (87-91) - Most energy efficient - lower running costs
 B (81-86)
 C (69-80)
 D (55-68)
 E (39-54)
 F (21-38)
 G (1-20) - Not energy efficient - higher running costs

Environmental Impact (CO₂) Rating Legend:
 A (81-91) - Most environmentally friendly - lower CO₂ emissions
 B (69-80)
 C (55-68)
 D (39-54)
 E (21-38)
 F (1-20) - Not environmentally friendly - higher CO₂ emissions

England & Wales EU Directive 2002/91/EC