



## Kelvedon Road, Inworth

A beautifully presented detached four-bedroom home in the charming village of Inworth, Tiptree. Meticulously renovated to the highest standards, this impressive family residence offers a generous living space of approx. 2,000 square feet, providing a perfect blend of modern luxury and timeless elegance.

Guide price £700,000

# Kelvedon Road

Inworth, Colchester, CO5



- Contemporary 4 bedroom detached family home
- Full Fibre Gigabit Broadband
- Generously sized sunny garden
- Outbuilding/office
- Prime village location
- Off street parking
- Utility room
- Exceptional finish
- Double garage
- Under cover outside space

## The Property

The heart of this home is the exceptional family room, seamlessly combining the kitchen, dining, and living areas. This vast entertaining space is flooded with natural light, thanks to two sets of bifold doors and thoughtfully placed skylights. A central wall elegantly divides the living space, maintaining a fluid layout while offering a sense of natural separation. The 30ft expanse of this room creates an ideal setting for enjoying quality time with friends and family.

The kitchen features stylish white cabinetry and sleek black worktops, perfectly complementing the black frames of the bifold doors. Wooden flooring underfoot adds warmth and character to the space. A pantry and a generously sized utility room provide practical and functional additions to this well-designed kitchen area.

Completing the offerings on the ground floor is a further reception room, currently being used as a playroom, but would also make the perfect snug or home office.

Ascending the stairs, you'll find four generously sized double bedrooms, each offering a comfortable and private retreat. The principal bedroom boasts an ensuite shower room for added convenience. The second and third bedrooms come with inbuilt storage space, providing a clutter-free living environment.

The family bathroom on the upper floor is generously sized and features modern fixtures, including a bath, shower, low-level WC, and basin. The contemporary design ensures both functionality and aesthetic appeal.

## The Outside

This attractive family home is set behind a large paved driveway providing ample off street parking, as well as the double garage. There is also a small landscaped garden with steps leading up to the door creating an appealing and handsome frontage.

To the rear, there is a generously sized sunny garden. The garden is beautifully presented with a large area laid to lawn and bordered with perinneeal plants and herbaceous shrubs. A play area has been sectioned off and resurfaced creating the perfect safe space for children to play.

There is also an undercover area over the patio, perfect for outside dining or creating an outside kitchen/bbq area.

A home office sits at the back of the garden on a decked area providing a further outside seating area. This outbuilding has been built to a high standard with power supply and could also be used as a garden entertaining space or games room.



# Floor Plan



TOTAL FLOOR AREA : 2304 sq.ft. (214.1 sq.m.) approx.

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