



Fingringhoe Road, Colchester

Planning Ref: 231531

An exciting project for someone looking to create their own bespoke home or develop and add value.

Guide price £220,000

Fingringhoe Road

Colchester, CO2



- Colchester Planning Ref: 231531
- Opportunity to add considerable value
- Chain Free
- Generous plot value
- Opportunity to create a bespoke home
- Planning granted

The Area

This cottage is positioned on a residential road in Colchester. With playing fields close by and shops, only a stone's throw away, the local amenities are plentiful. The area is also within striking distance of Colchester's city centre, with its abundance of restaurants, bars, shops and entertainment facilities.

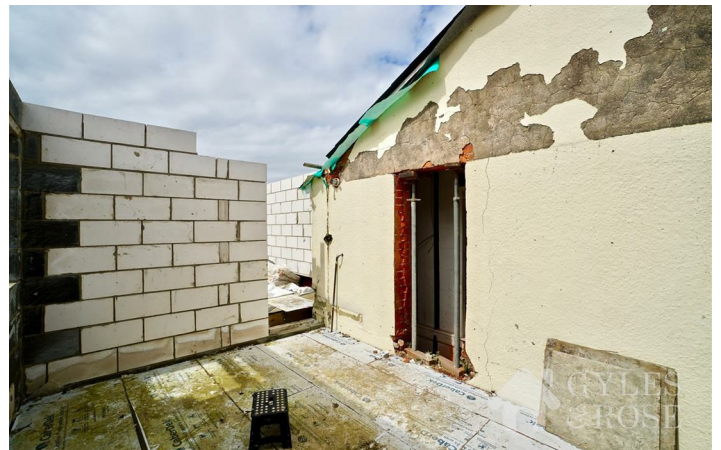
Not only that but there are numerous outstanding schools within the area. Colchester's mainline railway is within easy reach, where you can be in London Liverpool Street within an hour. The town is well connected with various bus routes and the A12 is easily accessed.

Further Information

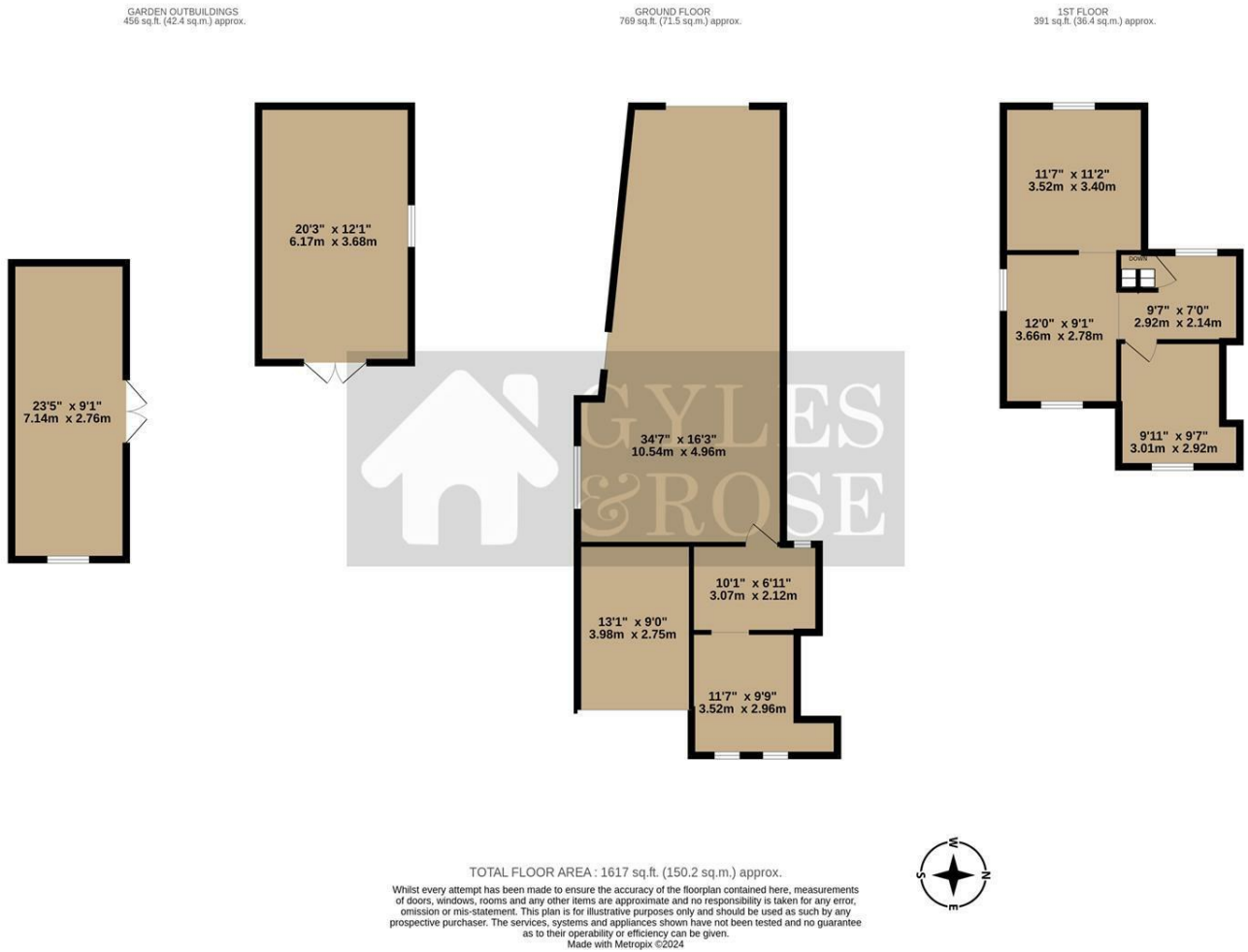
Tenure: Freehold

Council Tax: Colchester Band B

Mains Water, Sewage and Gas



Floor Plan



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
<p>Key: energy efficient - lower running costs</p>			<p>Key: environmentally friendly - lower CO₂ emissions</p>
<p>England & Wales</p> <p>EU Directive 2002/91/EC</p>			<p>England & Wales</p> <p>EU Directive 2002/91/EC</p>