



REBOW STREET, COLCHESTER, CO1

GUIDE PRICE £255,000





Buy with confidence this fully refurbished two double bedroom end terraced house, benefitting from a new kitchen with integrated appliances, fridge freezer, dishwasher, washing machine and free standing cooker with extractor fan, two reception areas with walk through, giving a light and airy living space, a newly fitted family bathroom with separate bath and shower, double glazing throughout and not to mention the enclosed rear garden making this new town property a must view.

#### ENTRANCE HALL

UPVC door into

#### HALLWAY

Wooden flooring, 1 x radiator.

#### LOUNGE

10' 9" x 9' 9" (3.28m x 2.97m) UPVC double glazed window to the front, wooden flooring, 1 x radiator.

#### DINING ROOM

12' 2" x 10' 3" (3.71m x 3.12m) UPVC double glazed window to the rear, under stairs cupboard, wooden flooring, 1 x radiator.





#### KITCHEN

13' 1" x 7' 4" (3.99m x 2.24m) UPVC double glazed window to the rear and side, eye level and base units with over worktop, inset stainless steel sink, extractor fan, integrated fridge/ freezer, space for washing machine, double glazed door to rear garden, tiled flooring.

#### BEDROOM ONE

12' 10" x 10' 9" (3.91m x 3.28m) UPVC double glazed window to the front, built in cupboards, fitted carpet, 1 x radiator.

#### BEDROOM TWO

12' 3" x 8' 00" (3.73m x 2.44m) UPVC double glazed window to the rear, 1 x radiator, fitted carpet.

#### BATHROOM

13' 1" x 7' 5" (3.99m x 2.26m) UPVC double glazed window to the rear, bath, separate shower with glass screen, vanity hand wash basin, low level wc, built in cupboard, towel rail, tiled flooring.

#### GARDEN

Rear enclosed garden, patio.

#### PARKING

On road parking.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C	71 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		