



28 Lakes Meadow, Coggeshall, Colchester, Essex, CO6 1TN

£165,000

- No Chain
- Viewing advised
- Ground floor
- Two bedrooms
- New carpets and redecoration

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Philip James Estates are pleased to offer for sale this GROUND FLOOR two bedroom maisonette in popular retirement complex for over 55's only. The property benefits from having two bedrooms, bathroom and fitted kitchen, also door from lounge open to communal gardens. Call now for further details and to arrange an early viewing



Council Tax Band: C



Entrance

Entrance door to :-

Hallway

Electric heater, doors to :-

Bedroom One

13'8" x 8'4"

Double glazed window to rear aspect, electric heater

Bedroom Two

10'10" x 7'6"

Double glazed window to front aspect, electric heater

Shower Room

7'0" x 5'6"

Double glazed window to front aspect

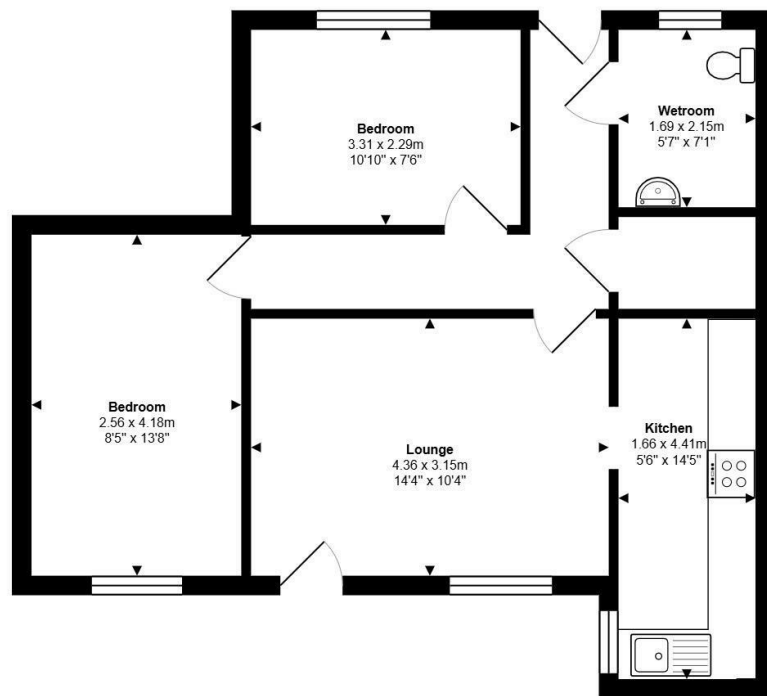
Fitted Kitchen

14'5" x 5'5"

Double glazed window to rear aspect.







Total Area: 54.4 m² ... 586 ft²

Measurements are approximate for illustrative purposes only and may have been taken from the widest area
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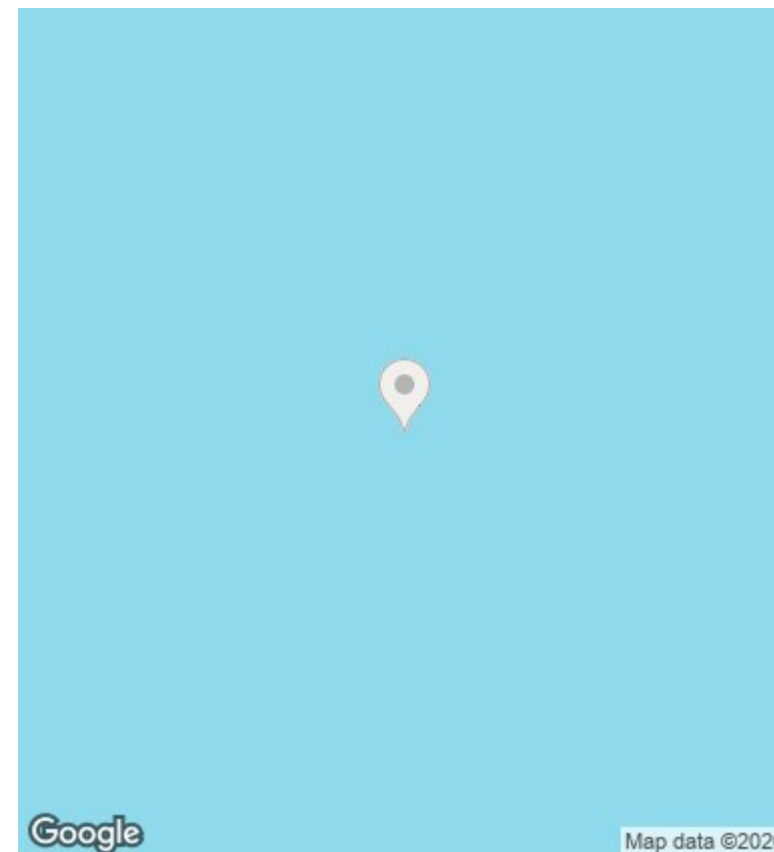
Directions

Viewings

Viewings by arrangement only. Call 01376563656 to make an appointment.

Council Tax Band

C



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	74	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		
England & Wales		