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Maldon Road, Colchester

Offers Over £1,250,000

A detached period house on Maldon Road with six double bedrooms over three floors: 3,823 sq ft, plus a 253 sq ft garage. The owners have renovated it throughout and added a kitchen and family room across the back.

Downstairs: a sitting room, dining room and office, each with a fireplace, and a 25'10 x 18'1 kitchen and family room with an island, two roof lights and sliding doors to the terrace. There is also a utility room, a larder and a cloakroom.

Upstairs: the principal bedroom has a dressing room and en-suite, one top-floor bedroom opens onto a balcony, and there is a family bathroom with a roll-top bath. Outside, a gravel driveway, a garage, a tiled terrace and a large lawn.

Bedrooms: 6 | **Bathrooms:** 4 | **Receptions:** 3

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Tenure: Freehold

Council Tax: Band G

156 Maldon Road is a detached period house with six double bedrooms over three floors. It has 3,823 sq ft of living space, plus a 253 sq ft garage. The owners have renovated it throughout and extended it at the back to make a kitchen and family room that opens onto the garden.

Ground floor

The front door opens into a hall with a herringbone wood floor, panelled walls and a turned timber staircase. At the front of the house are the sitting room (19'0 x 17'5), with a bay window and a wood burner set into an exposed brick recess, and the office (16'11 x 13'0), with a bay window and a fireplace. The dining room (14'7 x 13'0) has a third fireplace.

The kitchen and family room (25'10 x 18'1) runs across the back. It has Shaker-style units, a large island with seating, a range cooker, space for an American-style fridge freezer, a built-in media wall, two roof lights and sliding glass doors onto the terrace. Beyond the kitchen are a utility room (24'5 x 10'4), a larder and a cloakroom.

First floor

The principal bedroom (21'0 x 15'11) has a dressing room (12'8 x 8'2) and an en-suite with twin basins and a shower. There are two more double bedrooms (19'0 x 10'4 and 16'1 x 13'5) and a family bathroom with a roll-top bath and a separate shower.

Second floor

Three more double bedrooms (18'10 x 11'11, 17'5 x 11'0 and 14'2 x 13'1), one with French doors to a balcony and one with its own en-suite shower room. There is also a shower room and eaves storage on this floor.

Outside

At the front, a gravel driveway behind brick walls. At the back, a tiled terrace with raised planting beds and room to eat outside, and steps up to a large lawn. The garage measures 16'4 x 15'4.

Location

Maldon Road is one of Colchester's established period roads, within reach of the city centre.

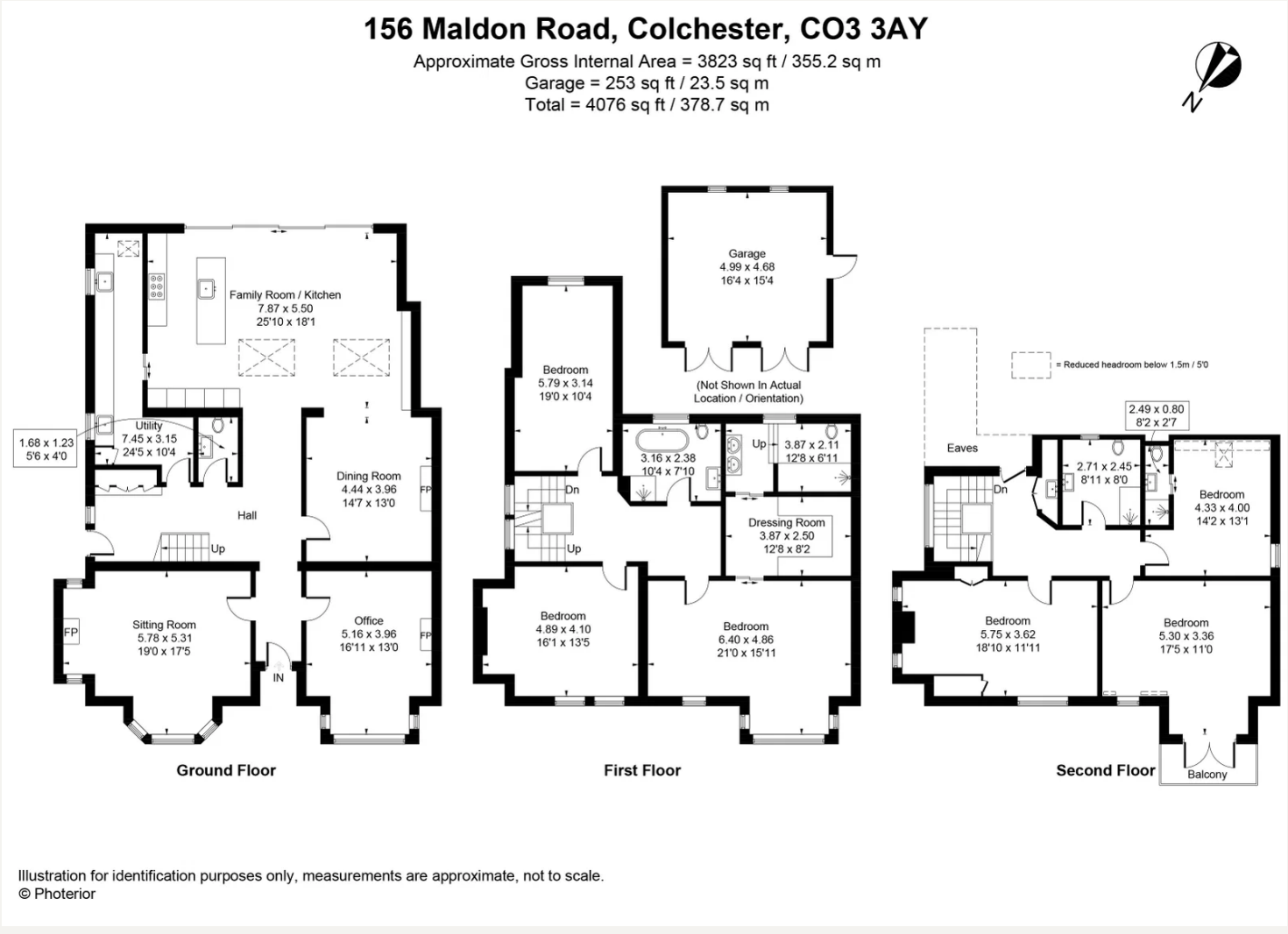


Illustration for identification purposes only, measurements are approximate, not to scale.
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156
Maldon Road









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