



5 bedroom Semi-Detached House located in Colchester.

Guide Price
£600,000 - £675,000

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Maldon Road Colchester CO3 3AY

FULL DESCRIPTION

OVERVIEW

GUIDE PRICE £600,000 TO £675,000

Occupying a prestigious position along one of Colchester's most sought-after roads, this beautifully appointed Victorian five-bedroom semi-detached residence effortlessly combines elegant period character with stylish contemporary living. Offering approximately 2,678 sq. ft. (246.6 sq. m.) of versatile accommodation arranged over three floors, the property showcases an abundance of original features including ornate fireplaces, high ceilings, decorative cornicing and generously proportioned rooms throughout.

STEP INSIDE

Stepping through the front door, you are welcomed by an impressive Entrance Hall, where the grandeur of the Victorian era is immediately apparent. High ceilings, decorative cornicing and attractive wood flooring create a wonderful first impression, with the flooring continuing seamlessly through all principal reception rooms.

Positioned at the front of the property is the elegant Living Room (15'5" x 13'1" / 4.70m x 4.00m). A beautiful bay window fills the room with natural light, whilst an ornate Victorian cast iron fireplace with decorative surround provides an attractive focal point and reinforces the character of this exceptional home.

Moving through the hall, the charming Snug (13'1" x 9'2" / 4.00m x 2.80m) offers a cosy retreat and features a second Victorian cast iron fireplace with ornate surround. Ideal as a family room, reading room or home office, this versatile space enjoys views towards the rear garden.

Beyond, the spacious Dining Room (15'9" x 11'10" / 4.80m x 3.60m) forms the heart of the home and provides the perfect setting for family gatherings and formal entertaining. Double doors lead directly into the adjoining Orangery/Garden Room (12'6" x

7'3" / 3.80m x 2.20m), creating a wonderful flow between the indoor and outdoor spaces. The orangery enjoys pleasant garden views and provides an ideal area for relaxing throughout the seasons.

The stylish Kitchen (12'2" x 8'10" / 3.70m x 2.70m) has been thoughtfully designed with an extensive range of shaker-style cabinetry complemented by work surfaces and integrated Bosch appliances. A tiled floor adds practicality while maintaining the quality finish found throughout the property.

To the rear is a useful Utility/Shower Room (8'2" x 6'11" / 2.50m x 2.10m) incorporating laundry facilities and a modern shower enclosure, perfect for busy family life.

A staircase rises to the first floor where the generous proportions continue. The principal Bedroom (15'1" x 13'1" / 4.60m x 4.00m) enjoys attractive period detailing, including a Victorian fireplace, and benefits from a delightful bay window.

A second double Bedroom (13'1" x 12'2" / 4.00m x 3.70m) again showcases a feature Victorian fireplace and offers excellent space for family members or guests.

Serving the two front bedrooms is a stunning family bathroom featuring contrasting cream wall tiles complemented by classic Victorian-style floor tiling, together with a modern vanity sink and WC, seamlessly combining period charm with contemporary elegance.

To the rear, a further Bedroom (12'6" x 10'2" / 3.80m x 3.10m) is complemented by an adjoining Dressing Area (9'2" x 8'2" / 2.80m x 2.50m), creating an impressive suite arrangement. A well-appointed family Bathroom (9'2" x 5'11" / 2.80m x 1.80m) serves this area.



5



4



4



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2,678 sq ft



Completing the first floor is an additional Bathroom (9'10" x 5'7" / 3.00m x 1.70m), providing excellent convenience for larger families.

The second floor offers exceptional flexibility and has been thoughtfully arranged as a largely self-contained living space. At its heart is an impressive open-plan Lounge/Kitchen/Diner (20'4" x 16'9" / 6.20m x 5.10m), providing a bright and spacious environment for independent living. The room offers ample space for seating, dining and kitchen facilities, making it perfectly suited for extended family members, teenagers, visiting guests or those seeking a degree of separation from the main household.

Adjacent to the living area is a generous Bedroom (12'6" x 10'6" / 3.80m x 3.20m), whilst a modern Shower Room (6'11" x 5'11" / 2.10m x 1.80m) serves the accommodation. Additional eaves storage further enhances practicality. This thoughtfully arranged floor presents excellent potential as an annexe-style suite whilst remaining fully integrated with the main home.





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STEP OUTSIDE

To the front of the property, a paved driveway provides valuable off-road parking and creates an attractive approach to the house.

The rear garden has been beautifully landscaped to create an inviting outdoor environment that is both practical and visually appealing. Designed with low maintenance in mind, the garden features an array of established shrubs and planting, complemented by attractive terraced areas and seating spaces ideally positioned for outdoor dining and entertaining. The attractive layout allows for enjoyment throughout the day, whilst a useful timber shed located towards the rear provides excellent storage.

THE LOCATION

Maldon Road is one of Colchester's most sought-after residential addresses, located west of the city centre and within walking distance of its shops, restaurants and amenities. Renowned for its attractive period homes, the area also offers excellent access to highly regarded schools, leisure facilities, Lexden, the A12 and Colchester North Station, with direct services to London Liverpool Street.



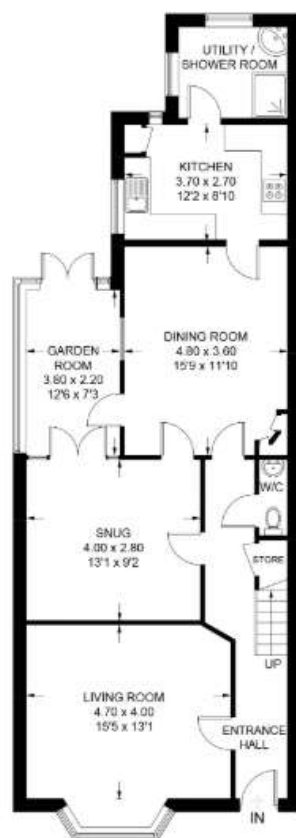




FLOORPLAN

Maldon Road

Approximate Gross Internal Area = 246.6 sq m / 2678.3 sq ft



Ground Floor



First Floor



Second Floor

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

DIRECTIONS

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