

oakheart



£72,000

Asking Price

Wildeva Avenue, Colchester

NAYLAND ROAD

Offered at 40% shared ownership (£180,000 full market value) through Eastlight, this attractive one-bedroom first-floor apartment presents an excellent opportunity for first-time buyers. The monthly rent on the remaining 60% share is £250.04, with the option to staircase to full ownership.

Available with no onward chain, the property is located on the sought-after Chesterwell development to the north of Colchester, positioned on Wildeve Avenue. It offers convenient access to a range of local amenities, including the Northern Gateway Leisure Park, Colchester General Hospital, the A12, and Colchester North Station, which provides direct rail links to London Liverpool Street.

The accommodation comprises a welcoming entrance hallway with a generous storage

cupboard, ideal for coats and household items. The principal bedroom enjoys pleasant open field views, creating a calm and private setting. The modern bathroom is fitted with a bath and overhead shower, WC, and wash basin, all finished in a contemporary style.

The main living space features a bright and spacious open-plan kitchen, dining, and living area, enhanced by multiple windows that allow plenty of natural light to fill the room. The kitchen is well-equipped with ample worktop and storage space, making it both practical and well-suited for entertaining.

Externally, the property benefits from an allocated parking space, as well as additional visitor parking.

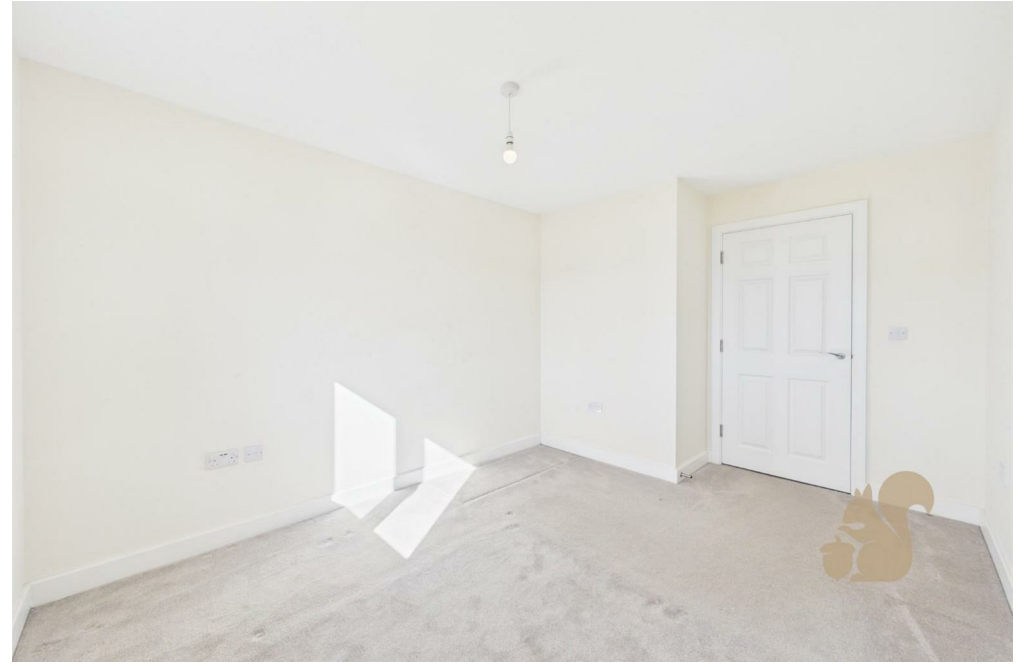
This well-presented apartment is ideal as a first home, investment, or low-maintenance property, perfectly suited for commuters and those seeking modern living in a convenient location.

Agents Note: We have been advised of the following:

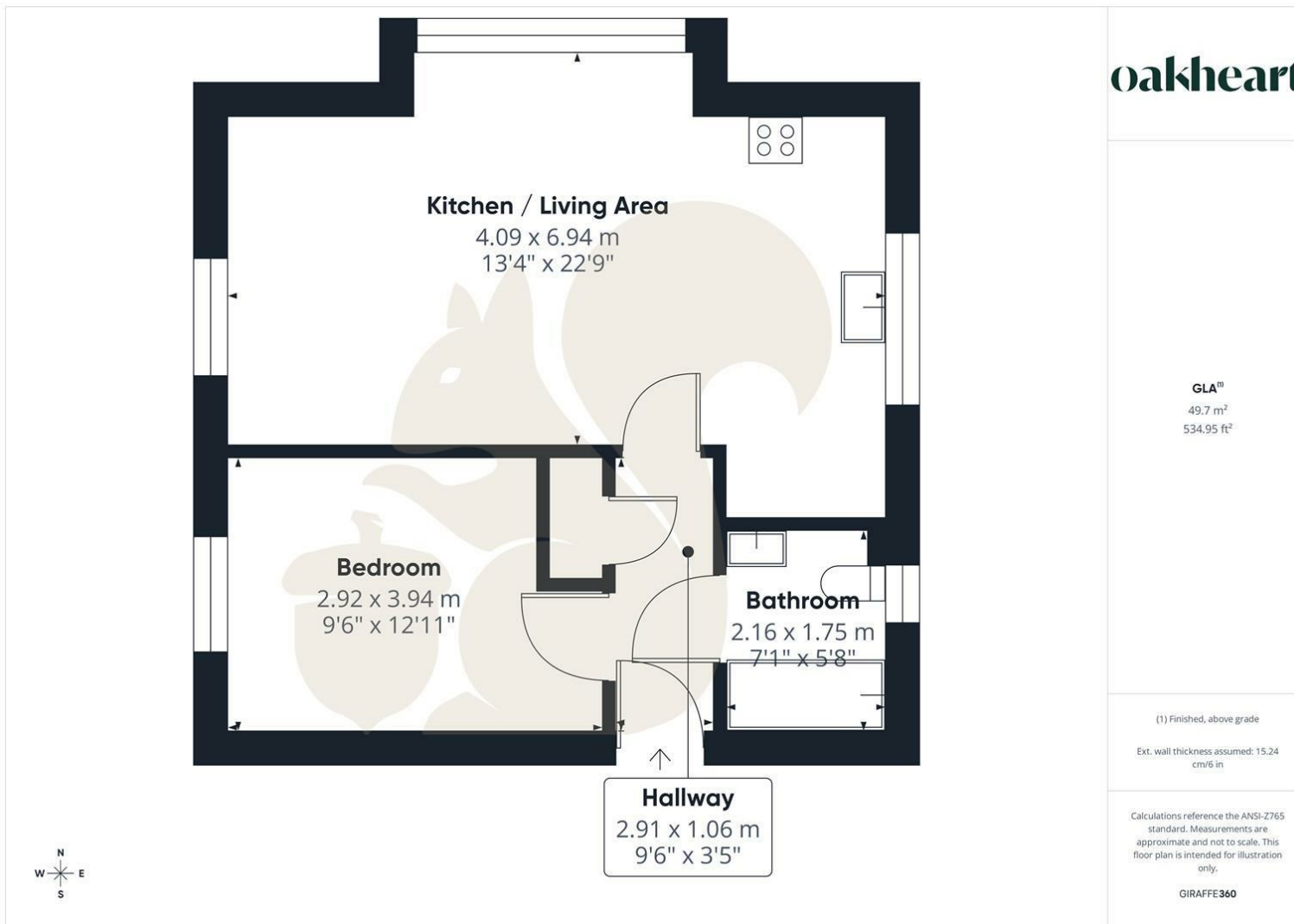
Full Market Value: £180,000
40% Share Value: £72,000
Rent (on unsold equity): £250.04 per month
Service Charge: £43.82 per month
Lease Length: 93 years remaining











Local Authority:
Colchester

Tenure:
Leasehold

Council Tax Band:
B

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		82	82
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon.