

For Sale

£350,000 Freehold



Stable Close Stanway COLCHESTER CO3 0UG

Offered with no onward chain, this recently refurbished three-bedroom home enjoys a private cul-de-sac position, wrap-around garden, garage and parking, all within easy reach of Stanway's excellent amenities, A12 access and commuter links to London.

- Energy Rating: C
- OFFERED WITH NO ONWARD CHAIN
- RECENTLY REFURBISHED THROUGHOUT
- THREE WELL-PROPORTIONED BEDROOMS
- TUCKED AWAY CUL-DE-SAC POSITION

Property Details

Entrance Hall

Cloakroom

Living Room / Dining Area 11' 1" x 23' 3" (3.38m x 7.09m)

Kitchen 7' 10" x 8' (2.39m x 2.44m)

First Floor

Bedroom Three 6' 2" x 7' 10" (1.88m x 2.39m)

Bedroom Two 8' 7" x 11' 7" (2.62m x 3.53m)

Bedroom One 8' 9" x 11' 4" (2.67m x 3.45m)

Bathroom

External

Front

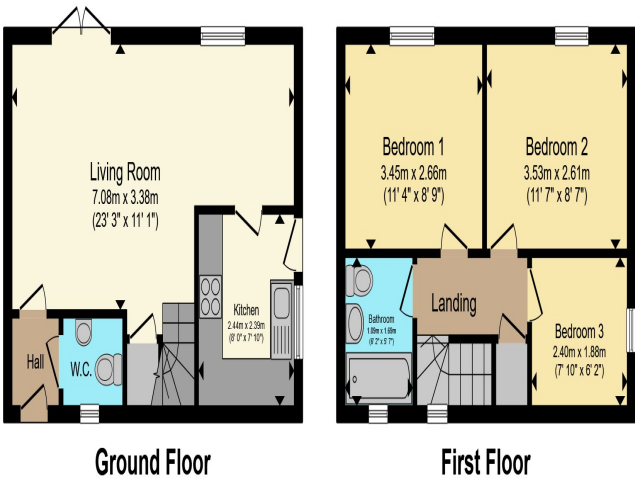
Off Road Parking

Garage

Rear Garden

Agents Notes

"Please be aware that we require ID and proof of address from all buyers prior to formally processing any accepted offers. An AML fee of £80 (including vat) is also payable at this stage and covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead"



To view this property please contact Connells on

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Property Ref: CCH308478 - 0003

Tenure:Freehold EPC Rating: C

Council Tax Band: D

Total floor area 65.1 m² (701 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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