

oakheart

£550,000

Guide Price

Peldon, Colchester, Essex, CO5 7



Guide Price - £550,000. - £600,000.

Set within the desirable village of Peldon, this beautifully renovated four-bedroom detached home offers a perfect balance of modern living and countryside charm. Finished to an exceptional standard throughout, the property has been thoughtfully upgraded to create a stylish and comfortable family home, ready for immediate occupation.

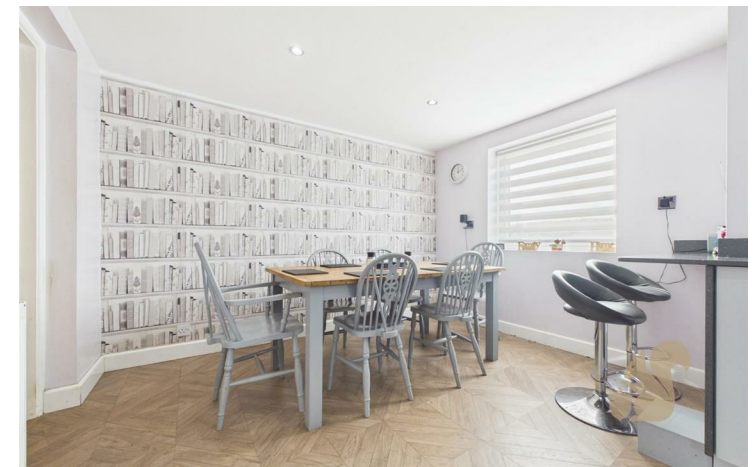
At the heart of the house is a stunning open plan kitchen and dining space, designed for both everyday living and entertaining. This light-filled area flows effortlessly, providing ample room for cooking, dining, and socialising, with a

contemporary finish that complements the home's overall quality. Adjacent to this, the inviting lounge offers a cosy retreat, complete with a charming log burner that creates a warm and relaxing atmosphere, particularly during the colder months.

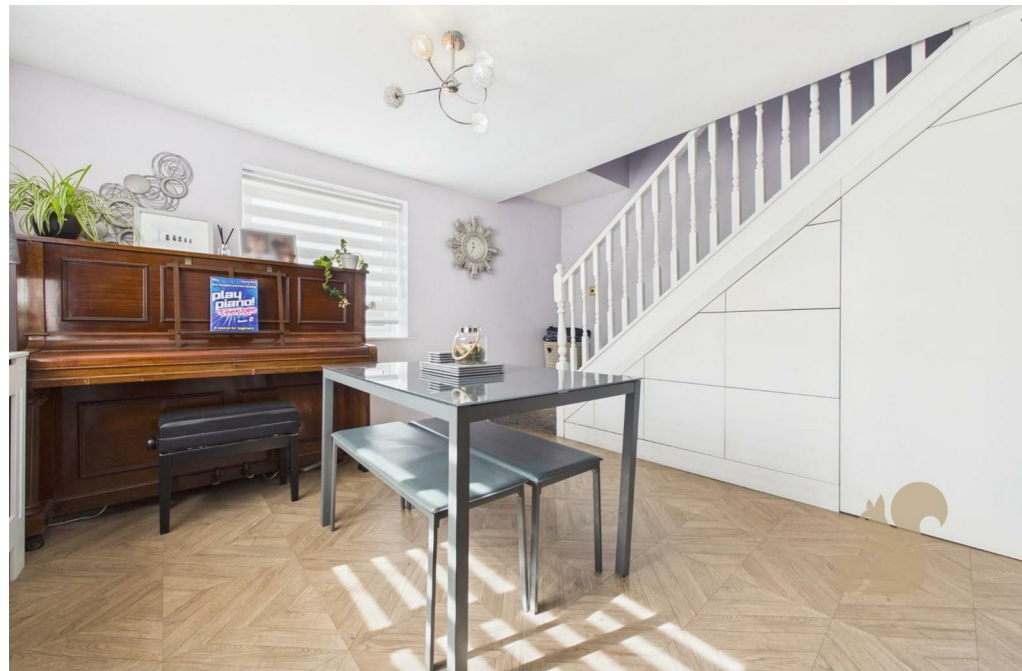
Upstairs, the principal bedroom is a standout feature, benefiting from a dedicated dressing room that adds a touch of luxury and practicality. Three further well-proportioned bedrooms provide flexible accommodation for family, guests, or home working. The family bathroom has been finished with modern fittings and a clean, elegant design.

Throughout the property, attention to detail is evident, with new internal oak doors adding a sense of quality and cohesion, alongside newly installed windows that enhance both energy efficiency and aesthetic appeal. A separate utility room adds further convenience, helping to keep the main living spaces clutter-free.

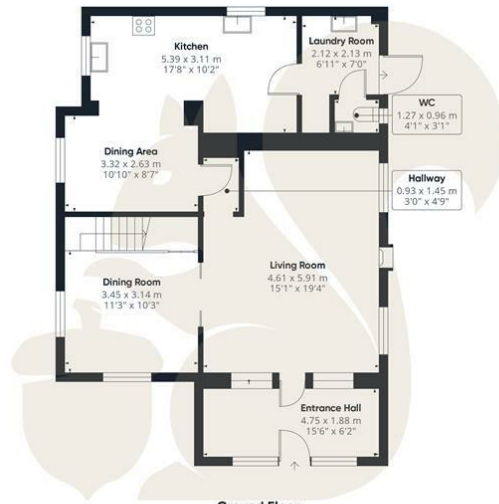
Externally, the property continues to impress. There is off-road parking for multiple vehicles, as well as a double garage offering excellent storage or workshop space. In addition, an outbuilding presents exciting potential for conversion into a home office, gym, or yoga studio, catering perfectly to modern lifestyle needs.











Laundry Room
2.12 x 2.13 m

WC
1.27 x 0.96 m
4'1" x 3'1"

Hallway
0.93 x 1.45 m
3'0" x 4'9"

Dining Area
3.32 x 2.63 m
10'10" x 8'7"

Dining Room
3.45 x 3.14 m

Living Room
4.61 x 5.91 m
15'11" x 19'4"

Entrance Hall
4.75 x 1.88 m

Ground Floor



Bedroom For
3.94 x 2.28 m
4.21 x 2.28 m

Bedroom Two
3.55 x 3.24 m
11'7" x 10'7"

2.09 x 2.52 m
6'10" x 8'3"

Wardrobe
3.60 x 2.41 m
11'0" x 7'11"

Hallway
1.14 x 0.77 m
3'8" x 2'6"

Bedroom Three
3.34 x 3.05 m
10'11" x 10'0"

Principal Bedr
4.64 x 3.39

Floor 1



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GLA⁽ⁿ⁾

139.47 m²
1501.23 ft²

Total

166.13 m²
1788.26 ft²

(1) Finished, above grade

Ext. wall thickness assumed: 15.24
cm/6 in

Calculations reference the ANSI-Z765 standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

Local Authority:
Colchester

Tenure:
Freehold

Council Tax Band:
E

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <i>Not energy efficient - higher running costs</i>		
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.

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