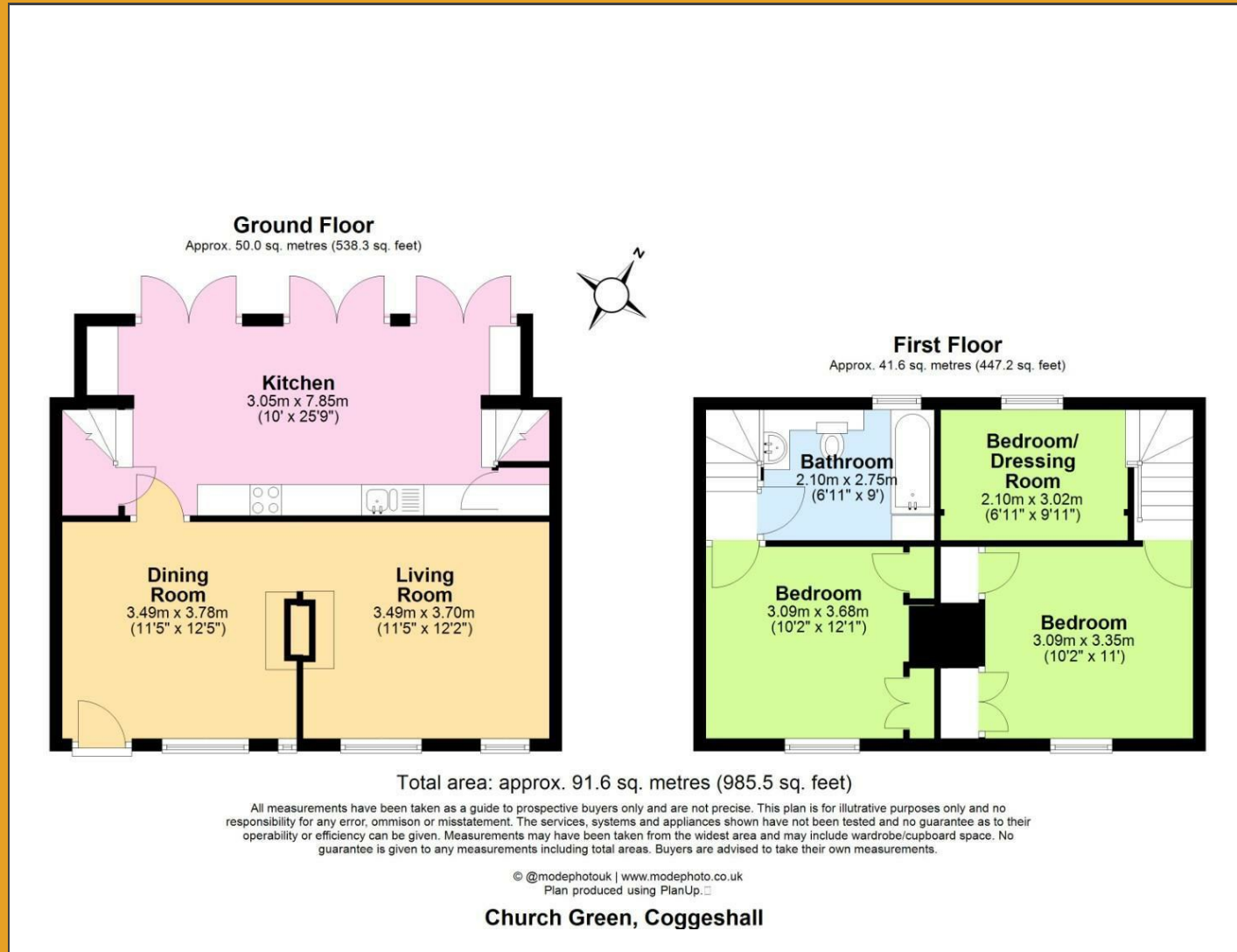


# Floor Plan

# BRICKS.

ESTATE AGENTS

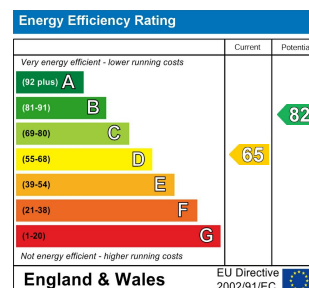


£350,000

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

## Contact Us

- 0203 634 9998
- hello@bricksestateagents.co.uk
- 186 Queens Road, Buckhurst Hill, Essex, IG9 5BD



## 9 Church Green, Colchester, CO6 1UD

Bricks Estate Agents is delighted to present this exquisite three-bedroom cottage, originally dating back to the 1700s, which has been thoughtfully transformed from two separate cottages into a spacious, character-filled family home. This unique property beautifully blends historic charm with modern living.

# 9 Church Green, Colchester, CO6 1UD



- \*Guide Price £350,000 - £375,000 End Of Chain\*
- Spacious, Character-Filled Family Home
- Cozy Wood Burner Creating Warm Atmosphere
- Expansive Kitchen Dining Room With Stunning Vaulted Ceiling
- Well-Appointed Kitchen With Comprehensive Appliances
- Exquisite Three-Bedroom Cottage With Historic Roots
- Inviting Sitting Room Featuring Striking Central Fireplace
- Elegant Oak Flooring And Exposed Beams
- Seamless Indoor-Outdoor Connection For Entertaining
- Picturesque Location In Charming Coggeshall Village

## Living Room

11'5" x 12'1" (3.49 x 3.70)

## Dining Room

11'5" x 12'4" (3.49 x 3.78)

## Kitchen

10'0" x 25'9" (3.05 x 7.85)

## Master Bedroom

10'1" x 12'0" (3.09 x 3.68)

## Family Bathroom

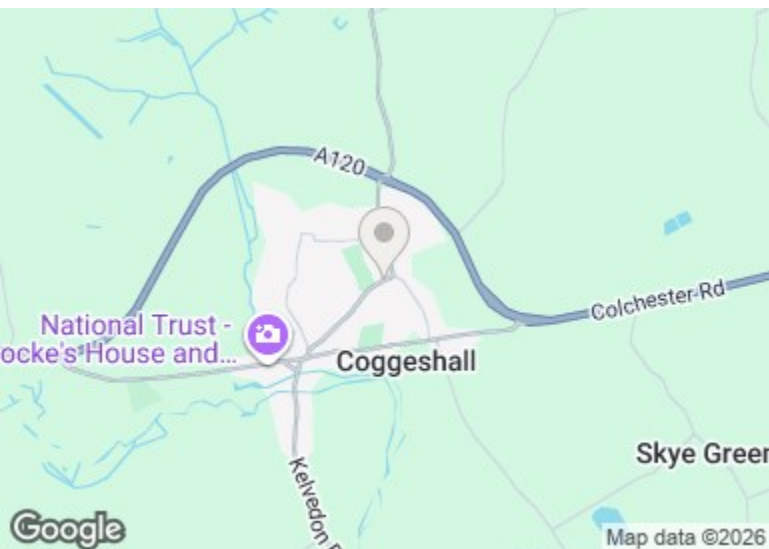
6'10" x 9'0" (2.10 x 2.75)

## Bedroom Two

10'1" x 10'11" (3.09 x 3.35)

## Bedroom Three / Dressing Room

6'10" x 9'10" (2.10 x 3.02)



## Directions

# BRICKS.

ESTATE AGENTS