DAVID MARTIN GROUP

51 Chestnut Way

Tiptree, Colchester, CO5 0NZ

OIEO £270,000

EPC Rating 'c'

- THREE BEDROOMS
- NEW KITCHEN
- NEW BATHROOM
- NEW CARPETS THROUGHOUT

Chestnut Way, Tiptree, Colchester, CO5 0NZ

Property Description

David Martin Estate Agents are delighted to present this recently refurbished three-bedroom family home, ideally situated in the popular village of Tiptree, offering an excellent range of shops, schools, and local amenities. Offered for sale with no onward chain, the accommodation comprises a welcoming entrance hall, a newly fitted and spacious kitchen/dining room, a bright lounge with direct access to the rear garden, and a convenient ground floor cloakroom.

The first floor features three well-proportioned bedrooms, all newly decorated and fitted with brand-new carpets, together with a newly installed contemporary family bathroom. Externally, the property benefits from enclosed front and rear gardens, providing excellent outdoor space for families and entertaining.

PORCH
Enter via newly installed UPVC door into;

ENTRANCE HALL
Enter the property via entrance door to front aspect, radiator, under stairs storage.

KITCHEN/DINER
13' 01" x 11' 04" (3.99m x 3.45m) The newly fitted kitchen is beautifully appointed with a matching range of wall and base units, complemented by integrated appliances including a fridge/freezer, double oven, and dishwasher. There is additional space and plumbing for a washing machine. A gas hob with extractor hood over, tiled splashbacks, and a ceramic one-and-a-half bowl sink with mixer tap complete the workspace, while attractive wood-effect flooring finishes the room.

LOUNGE
Single door to rear garden, radiator

DOWNSTAIRS W/C
Window to front, low level W.C, hand wash basin, fully tiled, radiator, extractor fan.

LANDING
Loft access, built in storage cupboard.

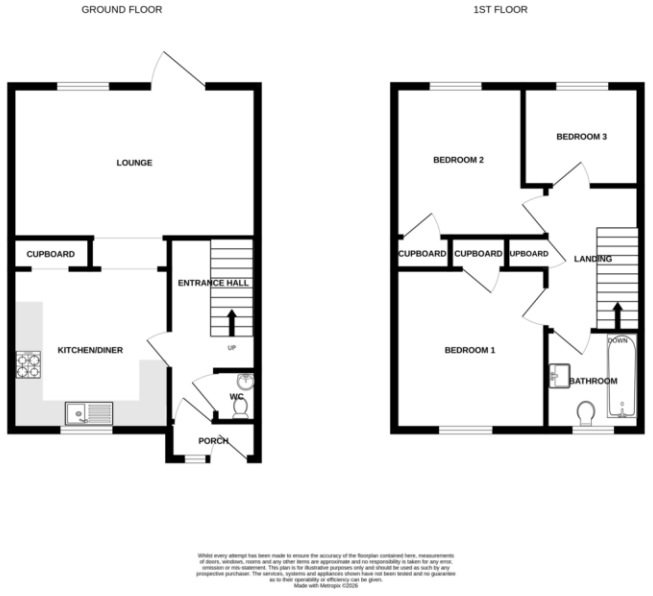
BEDROMM ONE
11' 07" x 11' 06" (3.53m x 3.51m) Window to front, radiator, built in wardrobe, new carpet.

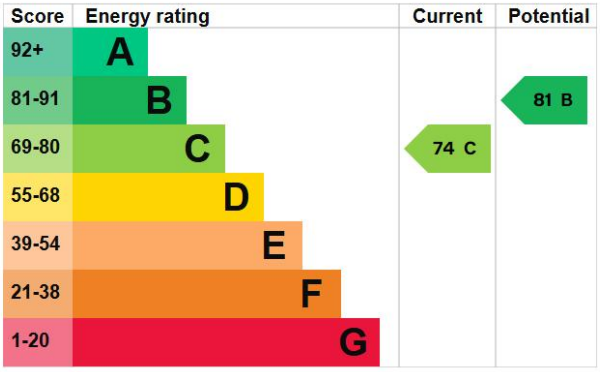
BEDROOM TWO
12' 01" x 9' 02" (3.68m x 2.79m) Window to rear, radiator, built in wardrobe, new carpet.

BEDROOM THREE
8' 02" x 7' 03" (2.49m x 2.21m) Window to rear, radiator, new carpet.

BATHROOM
The newly fitted family bathroom comprises a modern white suite, including a panel-enclosed bath with shower over, wash hand basin inset into a vanity unit, and a low-level flush WC. The room is finished with fully tiled walls, a heated towel rail, an obscure double-glazed window to the front aspect, and practical non-slip vinyl flooring.

REAR GARDEN
Enclosed rear garden with a composite decked to the rear of the property, a small patio area and two sheds at the rear of the garden, there is also a side gate providing access in and out of the garden





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