

For Sale

£290,000 Freehold



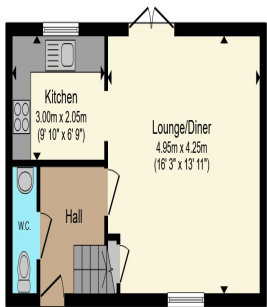
Peaches Road Colchester CO1 2FS

Tucked away overlooking green space, this unique detached home combines privacy and charm with spacious accommodation, a garage, private parking and excellent access to Colchester city centre and commuter links.

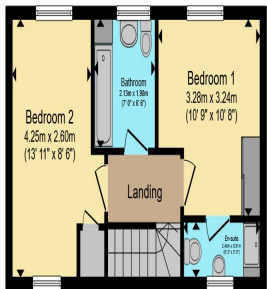
- Energy Rating: C
- UNIQUE DETACHED HOME
- OVERLOOKING ATTRACTIVE GREEN SPACE
- TUCKED AWAY PRIVATE POSITION
- FULLY BOARDED LOFT

Property Details

- Entrance Hall
- Cloakroom
- Lounge / Diner 13' 11" x 16' 3" (4.24m x 4.95m)
- Kitchen 6' 9" x 9' 10" (2.06m x 3.00m)
- First Floor
- Bedroom Two 8' 6" x 13' 11" (2.59m x 4.24m)
- Bathroom
- Bedroom One 10' 8" x 10' 9" (3.25m x 3.28m)
- En-Suite
- Rear Garden
- Garage



Ground Floor



First Floor

Total floor area 68.4 m² (736 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. 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. Liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](#)



To view this property please contact Connells on

T 01206 547 431
E colchester@connells.co.uk

3a High Street
COLCHESTER CO1 1DA

Property Ref: CCH308759 - 0004

Tenure:Freehold EPC Rating: C

Council Tax Band: C

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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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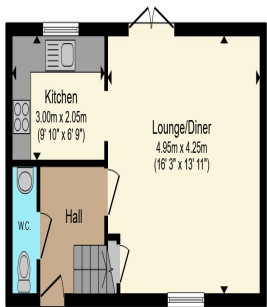
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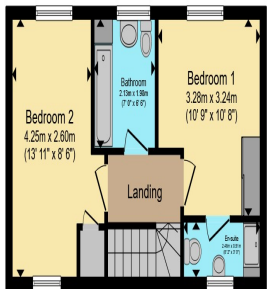
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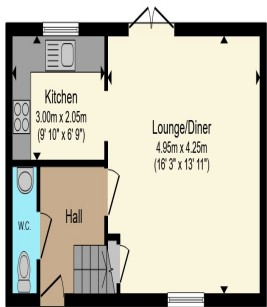
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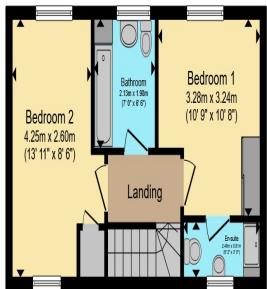
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