



## 12 Gladwin Road, Colchester, CO2 7HS

£2,400 Per Month

- Stunning Detached House
- Two En-Suites
- Sought After Hamilton Primary Catchment Area
- Contact Michaels Property Consultants
- Four Good Sized Bedrooms
- Stunning Kitchen with Sky Light
- Unfurnished
- Parking For Two Cars
- Popular Tree Lined Residential Road
- Available End of July / Start of August

## Directions

## Viewings

Viewings by arrangement only. Call 01206 572555 to make an appointment.

## Council Tax Band

D

## EPC Rating:

D



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		55	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	