



**Hunters Ridge, Highwoods, Colchester, CO4 9QU**



**welcome to**

**Hunters Ridge, Highwoods, Colchester**

Offered with NO ONWARD CHAIN this excellent MID-TERRACE HOUSE is well-presented throughout making the PERFECT HOME FOR FIRST TIME BUYERS. Situated in a SOUGHT-AFTER CUL-DE-SAC the property is ideal for LOCAL SCHOOLS, various shops, HIGHWOODS COUNTRY PARK, Colchester North Station and the A12/A120.



### **Entrance**

The property is entered via the front door with obscure glazed inset leading to:

### **Entrance Hall**

Boxed electric meter and consumer unit, stairs to the first floor and a door leading to:

### **Living Room**

Double glazed box bay window to the front aspect, electric fireplace feature, built-in understairs cupboard, radiator with decorative cover and a door leading to:

### **Kitchen / Dining Room**

Part double glazed door opening onto the rear garden, two double glazed windows to the rear aspect, single bowl single drainer sink with mixer tap inset to the worktop, brick patterned tiled splashbacks, range of wall and floor mounted matching cupboards and drawers (housing the Glow Worm boiler), built-in electric oven with four-ring gas hob and cooker hood over, plumbing for a washing machine and a heated towel rail.

### **First Floor Landing**

Access to the loft, built-in airing cupboard (housing the water tank), radiator and doors leading to;

### **Bedroom One**

Two double glazed windows to the front aspect, built-in wardrobes and a radiator.

### **Bedroom Two**

Double glazed window to the rear aspect and a radiator.

### **Bathroom**

Obscure double glazed window to the rear aspect, enclosed panel bath with mixer tap and shower attachment, shower head over with mixer tap, wash hand basin with mixer tap and cupboard under, low flush WC, chrome heated towel rail, extractor fan, inset spotlights and part tiled walls.

### **Rear Garden**

The rear garden is mainly laid to lawn with a paved patio area, external tap and a wooden shed to the rear.

### **Parking**

An allocated parking space is provided to the front of the adjacent property providing off road parking.



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## Hunters Ridge, Highwoods Colchester

- Two Double Bedrooms
- Modern Mid-Terrace House
- Kitchen/Dining Room
- Charming Rear Garden
- Allocated Parking Space

Tenure: Freehold EPC Rating: C  
Council Tax Band: B

guide price

**£260,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
CSJ109856 - 0003

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



**01206 843464**



[ColchesterStJohns@williamhbrown.co.uk](mailto:ColchesterStJohns@williamhbrown.co.uk)



42a St Christopher Road, Colchester, Essex,  
CO4 0NA



[williamhbrown.co.uk](http://williamhbrown.co.uk)