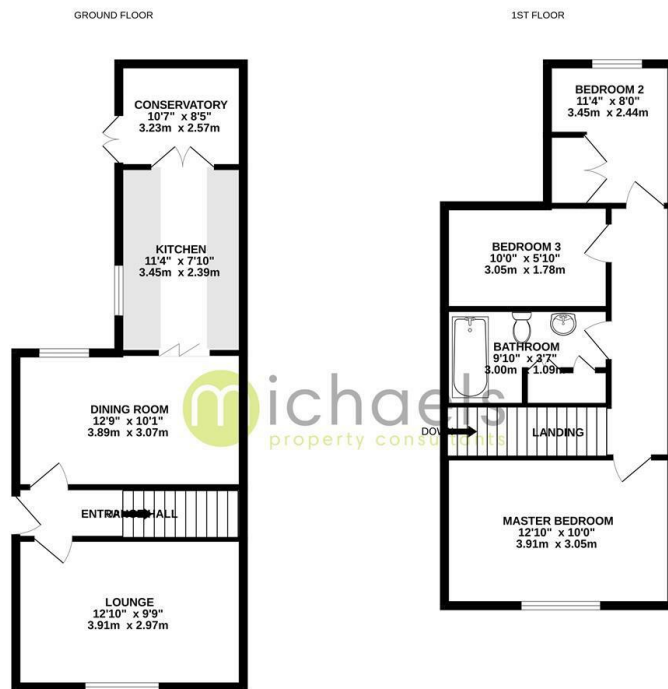




## 4 Orchard Road, Colchester, CO1 1SG

£1,500 Per Calendar Month

- End of Terrace Family Home
- Two Reception Rooms Plus Conservatory
- Five Minute Walk to Colchester North Station
- Available From March 2026
- Three Good Sized Bedrooms
- South Facing Garden with Patio
- Pets Considered
- Freshly Painted Throughout
- Short Stroll Into Colchester City Centre
- Unfurnished



Whilst every attempt has been made to ensure the accuracy of the description contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given as to their quality or efficiency can be given. Made with MetreX 12/25



## Directions

## Viewings

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

## Council Tax Band

## EPC Rating:

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	60	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC