



- Detached Bungalow
- Two Double Bedroom
- Shower Room
- Ample Off Road Parking
- Garage & Off Road Parking
- Log Burner
- Extended To Rear
- Private Rear Enclosed Garden

39 Wivenhoe Road, Alresford, Colchester, Essex. CO7 8AD.

A modern two bedroom detached bungalow located in Alresford. Currently boasting two bedrooms, good sized lounge with log burner, kitchen/breakfast room, dining room, shower room, generous gardens and ample off road parking. Alresford is a popular commuter Village on the outskirts of Colchester with countryside walks on the doorstep, good local shops and train station a short walk away. Please call for further details.



Property Details.

Living Accommodation

Entrance Hall

Front door, inset door matt, radiator and loft access. (The loft is part boarded with built in loft ladder and light)

Lounge



15' 11" x 11' 11" (4.85m x 3.63m) Double glazed window to front, log burner and radiator.

Kitchen/ Breakfast Room



16' 0" x 10' 7" (4.88m x 3.23m) Double glazed window to rear, radiator, storage and pantry, fitted kitchen with laminate worktop, range of wall and base units, composite inset sink, Range Cooker, breakfast bar, dish washer, space for washing machine and space for fridge.

Dining Room



14' 6" x 9' 0" (4.42m x 2.74m) Double glazed window to rear and sides, French door and UPVC door to sides, radiator and inset spot lights.

Bedroom



13' 11" x 12' 09" (4.24m x 3.89m) Double glazed window to front and Patio door to side, radiator.

Property Details.

Bedroom



12' 0" x 11' 2" (3.66m x 3.40m) Double glazed window to rear and radiator.

Family Bathroom



Double glazed obscure window to rear, corner shower, low level WC, vanity unit and wash hand basin.

Outside

Off Road Parking & Garage

Off road parking for several vehicles, garage positioned behind the double gates.

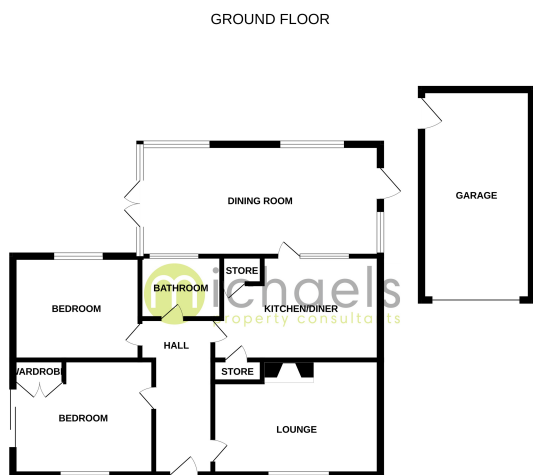
Rear Garden



A well maintained private rear garden mainly laid to lawn, patio area, raised borders with mature shrubs, retained by fencing, hard standing bases for garden sheds and summer house.

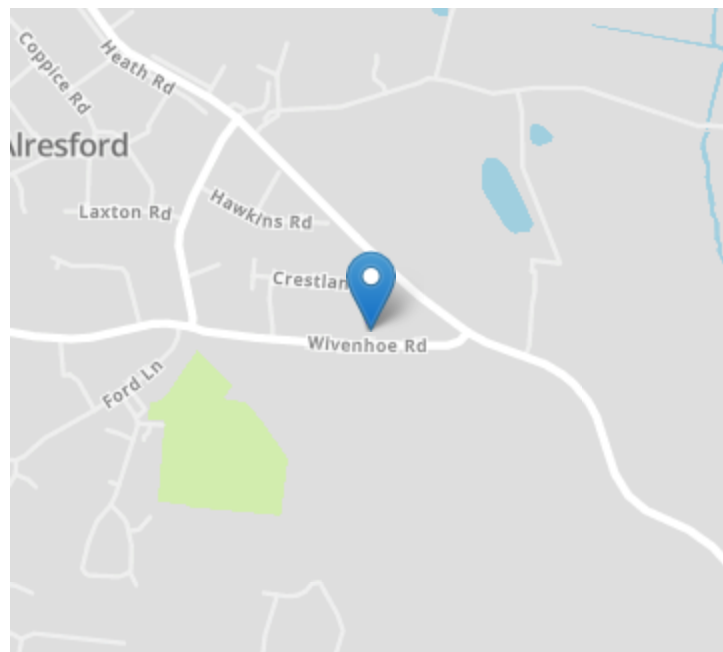
Property Details.

Floorplans



We have every effort to have made to ensure the accuracy of the floorplan contained herein, measurements of areas, volumes, masses and any other details are approximate and for reference only. We do not warrant, represent or guarantee the accuracy of the information provided. It is recommended that you seek professional advice before purchasing any property. The information provided is for general guidance only and should not be relied upon for any specific purpose. The information provided is for general guidance only and should not be relied upon for any specific purpose. It is recommended that you seek professional advice before purchasing any property. The information provided is for general guidance only and should not be relied upon for any specific purpose.

Location



Energy Ratings

We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Gardens, roof terraces, balconies and communal gardens as well as tenure and lease details cannot have their accuracy guaranteed for intending purchasers. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.