



- Two-bedroom bungalow
- Lounge/Dining room
- Garage & off-road parking
- Train station within close proximity
- Highly desirable location
- Semi-detached property
- Close to schools, shop and amenities
- Great access to the surrounding areas and villages
- Attractive lawn and low maintenance rear garden

14 Pine Close, Great Bentley, Colchester, Essex. CO7 8NX.

Guide Price £210,000 to £220,000. An attractive two bedroom semi-detached bungalow, situated in the ever popular village of Great Bentley. Internally comprising of two spacious bedrooms, living room, bathroom and kitchen. External areas comprise of front and rear gardens, a driveway providing off-road parking which leads to a single garage. With regards to the location of the property, it is situated in a quiet pocket in Great Bentley within a short distance of the local shops, as well as Great Bentley train station which offers links to London, Colchester and the surrounding areas. There is also A12/A120 access within a short drive of the property also.



Property Details.

Ground Floor

Hallway

11' 10" x 2' 11" (3.61m x 0.89m) Radiator, loft and airing cupboard access and doors to;

Bathroom



Window to side, radiator, W/C, wash hand basin, panelled bath with shower head over.

Bedroom Two



8' 8" x 7' 7" (2.64m x 2.31m) Window to front, radiator and built in wardrobes.

Bedroom One



9' 9" x 11' 8" (2.97m x 3.56m) Window to front, radiator, built in wardrobes.

Living Room



15' 6" x 8' 10" (4.72m x 2.69m) Windows and patio doors to rear and radiator.

Property Details.

Kitchen



10' 5" x 10' 11" (3.17m x 3.33m) Window to rear, single door to side, range of eye and low level fitted units with work surface over, inset sink, free standing oven and hob to remain, space for free standing fridge and freezer to remain (STN), washing machine to remain (STN).

Outside

Garden

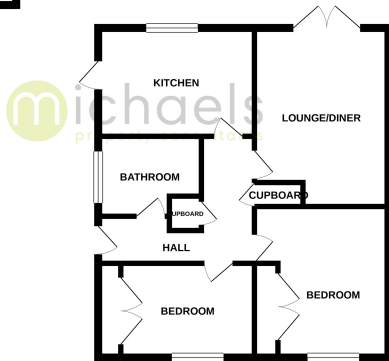
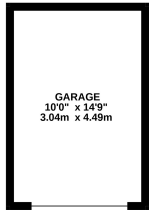


Front Driveway leading to garage, front garden mainly laid to lawn Rear Garage with electric and a garden shed to remain, patio area, paved pathway leading to lawn Boundary Retained by fence Access to rear via side entrance

Property Details.

Floorplans

GROUND FLOOR
667 sq.ft. (62.0 sq.m.) approx.

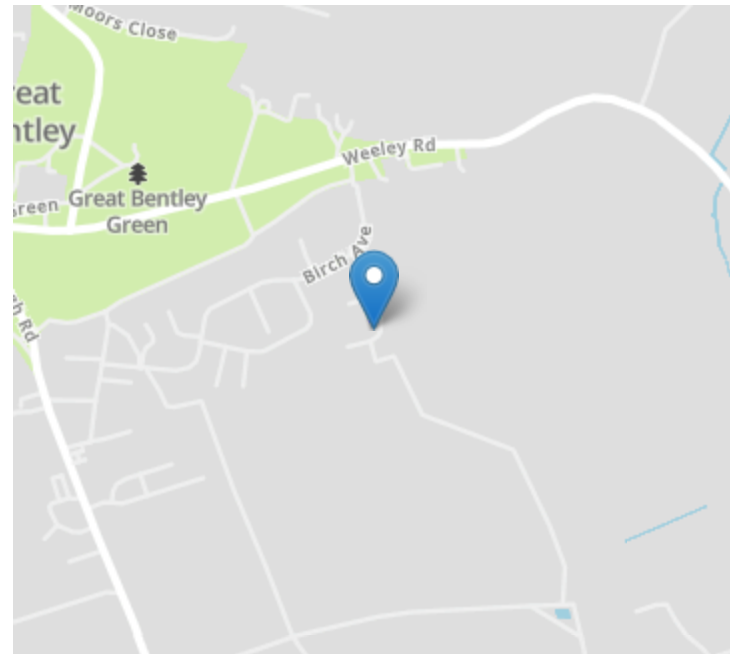


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TOTAL FLOOR AREA: 887 sq.ft. (82.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of floor, wall and ceiling areas are approximate and not responsible. Users for any other purpose or interpretation. This plan is for illustrative purposes only and should be used as a guide only and does not constitute a contract. The services, fixtures and appliances shown hereon are not guaranteed and are subject to their availability at the time of purchase. Measurements are for general information only.

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.

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