



- Semi detached
- Attractive & Spacious Gardens
- Field Views
- Off Road Parking & Garage
- Log burner

High Gables, Aingers Green, Great Bentley, Colchester, Essex. CO7 8ND.

This beautifully maintained and presented three bedroom semi detached house is pleasantly positioned in the sort after village of Great Bentley. Which is home to the second largest village green in the country, at a size of 43 acres. The house offers fabulous field views and an incredibly spacious garden. Internally the owners have adapted the space over the years to create a modern living space downstairs, along with three well proportioned bedrooms upstairs. With great access to neighbouring villages such as Arlesford, Wivenhoe and a short drive from the nearest town Colchester, its ideal for a commuter as they are connections back into London Liverpool Street. To avoid disappointment please call or office to arrange a viewing.



Property Details.

Ground floor

Entrance hall

Wooden flooring, radiator, doors to and stairs up;

Living/Dining room



11' 6" x 21' 8" (3.51m x 6.60m) Windows to front and doors opening out to garden, Log fuel burner, radiator.

Kitchen



19' 2" x 8' 1" (5.84m x 2.46m) laminate flooring, space for free standing fridge freezer, washing machine, electric oven and hob to remain, range if low level and eye level units with wooden work surfaces over. windows to side and doors out to garden.

Bathroom



8' 7" x 5' 5" (2.62m x 1.65m) Under stairs storage cupboard, fully tiled, panelled bath with over head shower, W/C, wash hand basin, window to side.

Property Details.

First floor

Landing

Carpeted, and doors to;

Bedroom one



11' 2" x 10' 7" (3.40m x 3.23m) Window to rear, built in wardrobe, airing cupboard, loft access , radiator.

Bedroom two



14' 4" x 6' 11" (4.37m x 2.11m) Window to side, space for free standing wardrobe, radiator.

Bedroom three



10' 7" x 6' 7" (3.23m x 2.01m) Window to front, radiator, space for free standing wardrobe.

Outside

Garden



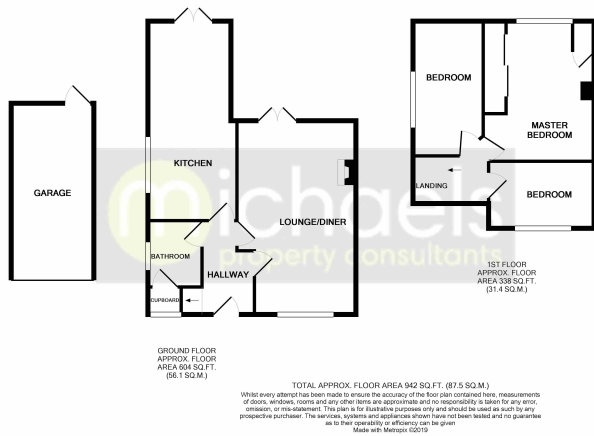
The property as previously mentioned has the luxury of some splendid field views, as well as a good size garden which offers any family a great space to spend time in. At the top of the garden there is an area which is patio, from there onward the garden has been laid to lawn and is surrounded by charming hedges, bushes and flowers which then dog legs into a larger section of grass area. There are also two sheds to remain. To the front of the house, there is off road parking for numerous vehicles.

Garage

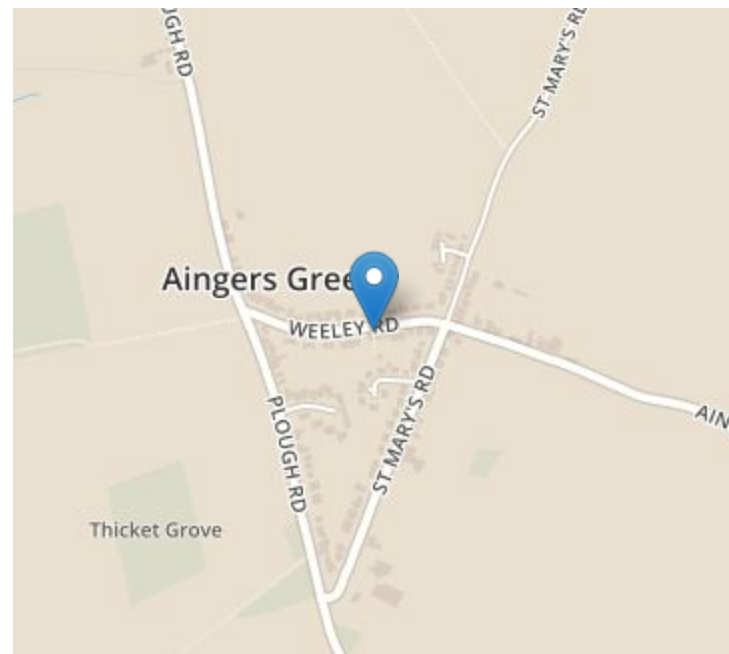
17' 4" x 8' 1" (5.28m x 2.46m) Full power and lighting, with an up and over door.

Property Details.

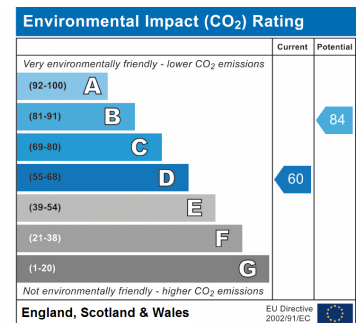
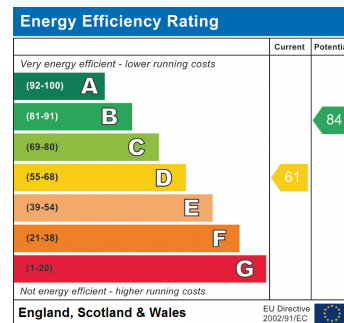
Floorplans



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.