



**michaels**  
property consultants

- Detached Bungalow
- Off Road Parking
- Landscaped Gardens
- No Onward Chain
- Modern Living
- Three Bedrooms
- Family Bathroom/ Ensuite
- Kitchen/Diner With Island & Pantry
- Solar Panels
- Walking Distance Of Wivenhoe Train Station

**47 Park Road, Wivenhoe, Colchester, Essex. CO7 9LS.**

A charming detached bungalow in this sought after position just minutes from the mainline train station with fast links to London Liverpool Street in just over the hour and within easy reach of the waterfront, quayside and all its amenities. Sublime specification and beautifully presented rooms to include, three bedrooms, en suite to master, family bathroom, lounge, kitchen/ diner with pantry, a beautifully maintained garden and off road parking. This stunning property. Early viewing highly advised.





# Property Details.

## Living Accommodation

### Entrance Hall



Front door, storage cupboard, loft access, doors leading to:

### Lounge



Window to side, radiator, French doors to rear over looking the landscaped garden.

## Kitchen



Double glazed window to side, radiator, aircon unit, inset spot lights, French door, modern fitted shaker style kitchen with quartz worktop, integrated oven, microwave, dish washer, ceramic sing, space for range cooker and American style fridge freezer, the pantry has worktop, range of units, integrated washing machine and wall mounted boiler.

## Family Bathroom



Double glazed obscure window to side, inset spot lights, part tiled walls. vertical radiator, shower, low level WC with vanity unit and paneled bath.

# Property Details.

## Bedroom One



Double glazed window to rear, radiator, vaulted ceiling, wall mounted aircon, Velux to side, fitted wardrobes.

## En Suite



Velux window, radiator, shower, tiled walls, vanity unit and WC.

## Bedroom Two

Double glazed window to side, radiator, aircon.

## Bedroom Three



Double glazed window to front, fitted wardrobe, currently used as home office.

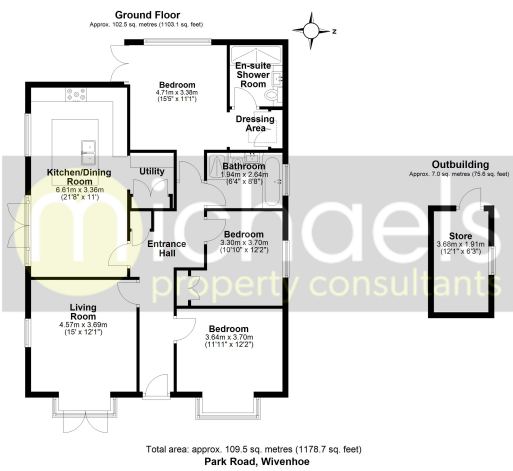
## Agent Note

### Note

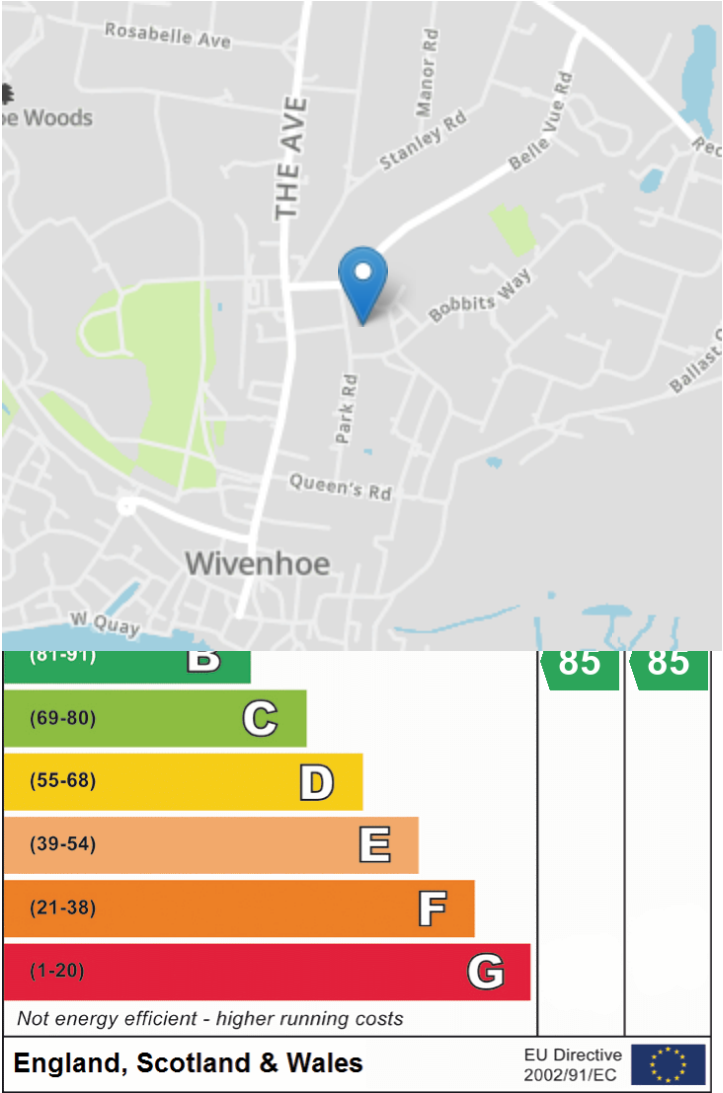
Part timber framed but renovated to building regulations.

# Property Details.

## Floorplans



## Location



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.