



- Modern Detached House
- Three Bedrooms
- Front Aspect Generous Living Room
- Kitchen/Diner With French Doors To Garden
- WC, En-Suite Shower Room & Family Bathroom
- Good Sized Rear Garden
- Driveway Providing Off Road Parking

**25 Nightingale Drive, Halstead, Essex.
CO9 2FQ.**

Located within the highly coveted development of 'Portway Place' just off Colchester Road in the charming town of Halstead, this modern three-bedroom detached house offers contemporary living at its finest.



Property Details.

Room Measurements

Hall

With doors to;

WC



Living Room



4.78m x 3.20m (15' 8" x 10' 6")

Kitchen/Diner



5.41m x 3.02m (17' 9" x 9' 11")

Landing

Access to;

Property Details.

Bedroom One



3.30m x 3.02m (10' 10" x 9' 11")

En-Suite



Bedroom Two



3.48m x 3.02m (11' 5" x 9' 11")

Bedroom Three

2.57m x 2.43m (8' 5" x 8' 0")

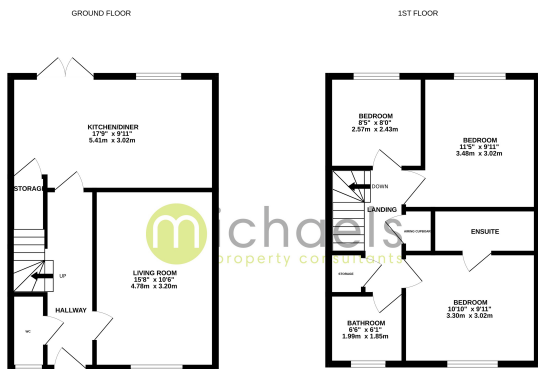
Bathroom



1.99m x 1.85m (6' 6" x 6' 1")

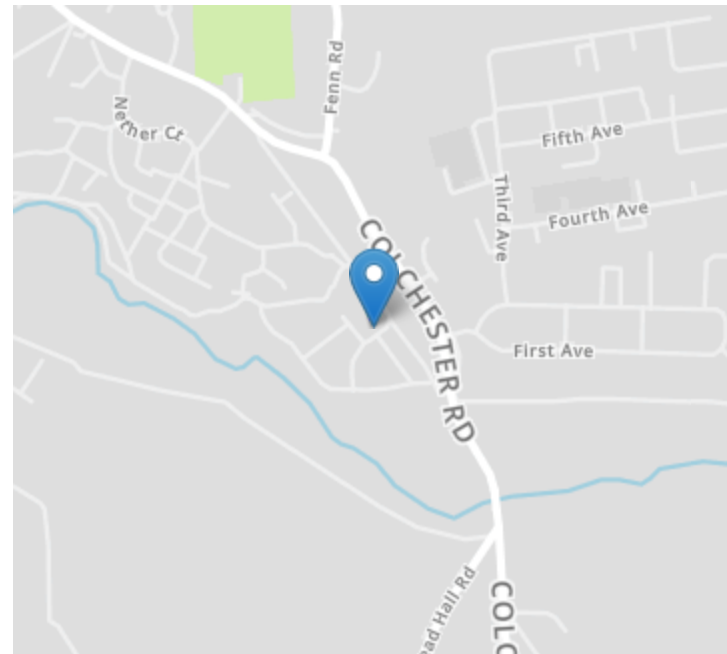
Property Details.

Floorplans



TOTAL FLOOR AREA - 109sqm (1171 sq. ft.) approx.
While every effort has been made to ensure the accuracy of the floor plan, measurements of space, dimensions, areas and the position of the property 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.

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.