



- An Executive Five Bedroom Detached Residence
- Commanding A Prime North Colchester Position
- Impressive Reception Room With Feature Wall Panelling & Media Wall
- Four Double Bedrooms & One Sizeable Fifth Bedroom
- Kitchen-Family Room With Intergated Appliances
- Ground Floor Study/Snug
- Utility Room & Downstairs Cloakroom
- Added Luxury Of Two En-Suite Shower Rooms & Seperate Family Bathroom
- Well-Proportioned Enclosed Rear Garden & Garage
- Off Road Parking & Overlooking A Greensward

15 James Mayger Chase, Colchester, Essex. CO4 9AQ.

****Guide Price £650,000 - £675,000**** Overlooking an attractive greensward and nestled in a peaceful location, sits this impressive five bedroom detached residence approaches 2000sqft of accommodation and occupies a favourable position in North Colchester. Presented to the open market in excellent order and offering an abundance of both bedroom and reception space throughout, this executive home is not to be missed. Within easy access to the A12/A120 corridor to London, as well as being well-connected to Colchester's mainline station with trains to London Liverpool Street within the hour, it is the ideal home for both families and working professionals. An array of favourable educational choices are located near by, as wells as Highwoods Square and home to; a Tesco superstore, doctors/dentist surgery and post office. A children's play park is conveniently positioned close by also.



Property Details.

Ground Floor

Entrance Hall

Entrance hall to front aspect, wood plank LVT flooring, under-stairs storage cupboard, radiator, security alarm system, stairs to first floor, wall mounted lights, HIVE thermostat, access & doors to:

Downstairs Cloakroom

W.C, wall mounted wash hand basin with tiled splashback, radiator, wood plank LVT flooring

Reception Room



22' 3" x 10' 4" (6.78m x 3.15m) Box bay window to front aspect, bespoke shutters, feature media wall with inset LED backlit fireplace (app controllable) , radiator x2, wall mounted lighting, communication points, inset ceiling speakers, communication points, window seat with inset drawers under, feature wall panelling

Snug/Study

10' 7" x 8' 7" (3.23m x 2.62m) Window to front and side aspect, bespoke shutters, wood plank LVT flooring, inset ceiling speakers, radiator

Kitchen/Family Room



22' 8" x 10' 7" (6.91m x 3.23m) Windows to side and rear aspect, remote control blinds, wood plank LVT flooring, breakfast bar with space for stalls under, a variety of modern fitted base and eye level units with worksurfaces over, inset four ring hob with extractor fan over, inset stainless steel sink, drainer and taps over, under counter lighting, inset double oven and grill, dishwasher, space for freestanding fridge/freezer, inset ceiling speakers, communication points, French doors to side aspect (providing access to rear garden), door to:

Utility Room

6' 5" x 5' 9" (1.96m x 1.75m) Continued matching base and eye level units with worksurfaces over, inset stainless steel sink, drainer and tap over, wood plank LVT flooring, glazed door (providing access to rear garden)

First Floor

First Floor Landing

Stairs to ground and first floor, inset airing cupboard housing water cylinder, radiator, access and doors to:

Property Details.

Master Bedroom



19' 3" x 10' 7" (5.87m x 3.23m) Window to front aspect, inset ceiling speakers, built in mirror front double wardrobes with walk through dressing area, radiator, door leading to:

En-Suite Bathroom

10' 7" x 5' 9" (3.23m x 1.75m) Double length shower cubicle, W.C, wash hand basin, tiled flooring and walls, panel bath, obscured window to rear aspect, LVT wood plank flooring, towel rail, inset ceiling speakers

Bedroom Two



14' 2" x 10' 6" (4.32m x 3.20m) Window to front aspect, radiator, space for large furniture or wardrobes, door to:

En-Suite Shower Room

6' 8" x 4' 8" (2.03m x 1.42m) Shower cubicle, radiator, W.C, vanity wash basin, towel rail, obscured window to rear aspect.

Bedroom Three

9' 2" x 6' 9" (2.79m x 2.06m) UPVC window to front aspect, radiator

Second Floor

Second Floor Landing

Stairs to first floor, window to rear aspect, access to loft hatch, doors and access to:

Bedroom Four

17' 3" x 10' 6" (5.26m x 3.20m) Window to front aspect, velux window to rear aspect, radiator, space for freestanding furniture

Please note this property has built in wires, which could be completed as a seven speaker cinema, surround sound system/room

Bedroom Five

16' 4" x 11' 2" (4.98m x 3.40m) Window to front and side aspect, radiator, space for freestanding furniture

Second Floor Family Bathroom

7' 8" x 6' 6" (2.34m x 1.98m) Panelled bath with shower over and screen, W.C, wash hand basin, tiled flooring and walls, chrome wall mounted towel rail

Outside, Garden & Parking



Outside, a well-proportioned and private enclosed rear garden is showcased, commencing with a large patio area that would be ideal for an outdoor dining and seating furniture. The remainder is predominately laid to lawn, with boundaries formed by panel fencing and brick wall. There is access to the garage via a garden door and off road parking is available on a block paved driveway to the front of the house, for two vehicles in tandem style parking.

Additional Information

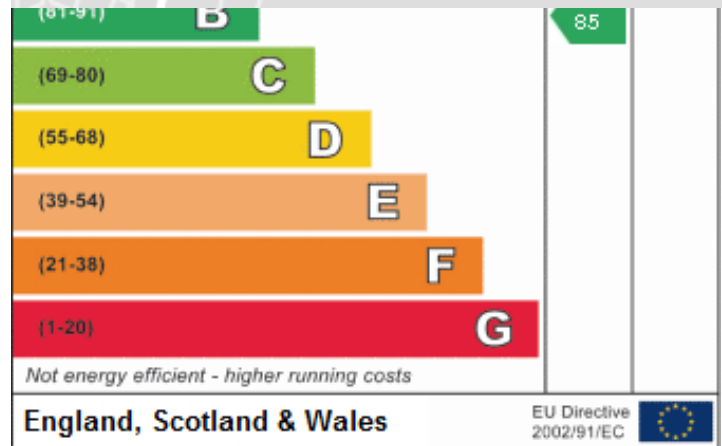
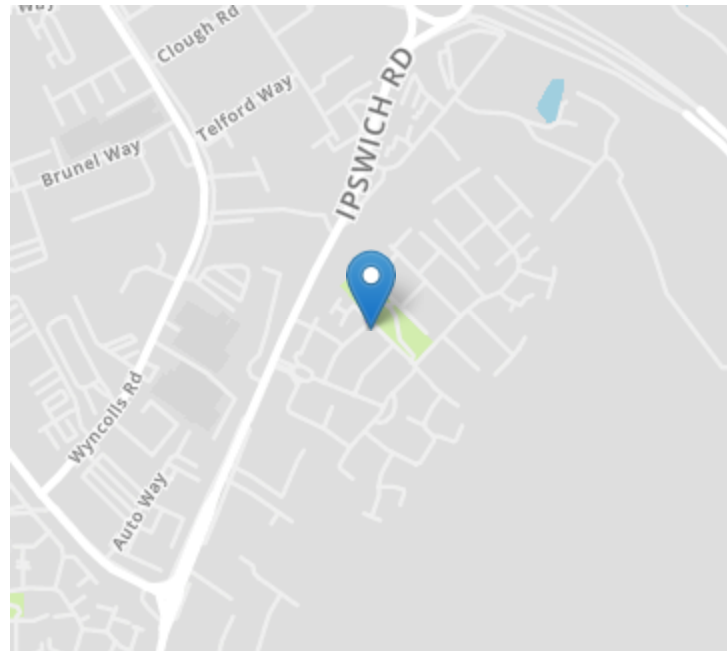
Please be advised our clients are willing to sell the property part furnished, due to an international move. All fixtures and fittings are to be discussed at an early stage of the conveyance and we recommend all parties reconfirm all negotiations with their respective conveyancer.

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.