



- Adjacent To Wivenhoe Woods
- Detached House
- Four Bedrooms
- Office/Play Room
- Spacious Lounge/Diner
- Garage & Driveway

10 Dixon Way, Wivenhoe, Colchester, Essex. CO7 9SQ.

Nicely tucked away adjacent to Wivenhoe woods and situated towards the end of a small cul-de-sac is this excellent four/five bedroom detached home. Currently offering four bedrooms, first floor bathroom and cloakroom, spacious lounge/diner, fitted kitchen, office/bedroom four, garden, garage and parking. Located within easy reach of good schools, train station with links to London Liverpool Street in just over the hour and of course the beautiful Waterfront Quay.



Property Details.

Ground Floor

Entrance Hall

With doors to.

Cloakroom

With obscure window to side, heated towel rail, close coupled WC, wash hand basin.

Lounge/Diner



21' 6" x 20' 02" (6.55m x 6.15m) 'L' shape room with window to front, two radiators, stairs rising to first floor, door to.

Kitchen



9' 10" x 9' 1" (3.00m x 2.77m) With window to rear, laminate floor, a range of matching eye level and base units with drawers and worktops over, tiled splashbacks, oven with electric hob over, integrated dishwasher, space for fridge/freezer, door to office/playroom.

Playroom/Office



14' 8" x 7' 11" (4.47m x 2.41m) With window to front, door to rear.

First Floor

Landing

With doors to.

Bedroom One



12' 9" x 10' 4" (3.89m x 3.15m) With window to front with woodland views, radiator.

Property Details.

Bedroom Two



14' 8" x 7' 11" (4.47m x 2.41m) With window to front and rear, radiator.

Bedroom Three



10' 4" x 8' 5" (3.15m x 2.57m) With window to rear, radiator, built in cupboard.

Bedroom Four

12' 9" x 7' 8" (3.89m x 2.34m) With window to front, radiator, built in cupboard.

Bathroom



With obscure window to rear, tiled walls, panelled bath, shower cubicle, close coupled WC, wash hand basin.

Outside

Rear Garden



An established rear garden enclosed by fencing with gated side access.

Garage

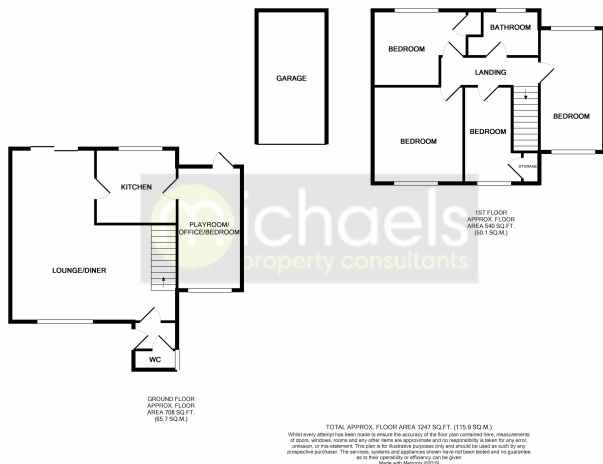
With up and over door to front, power and light connected.

Driveway

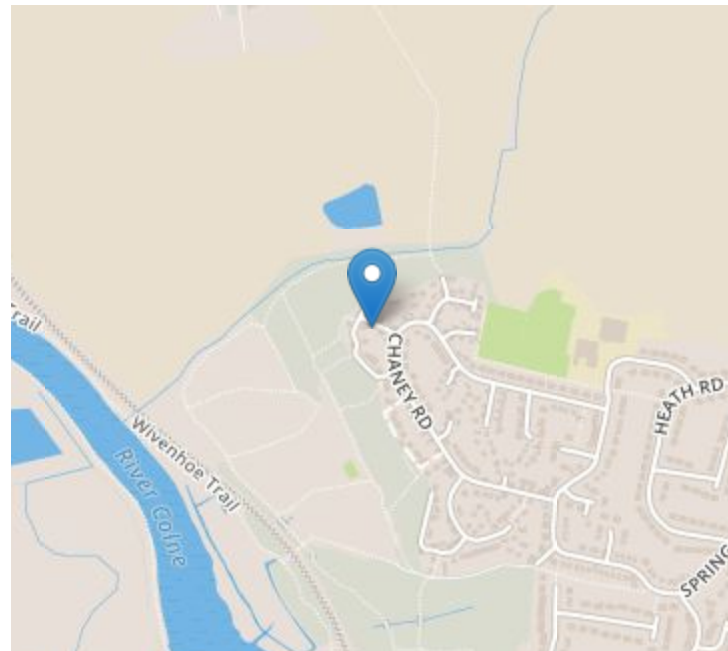
In front of garage providing off road parking.

Property Details.

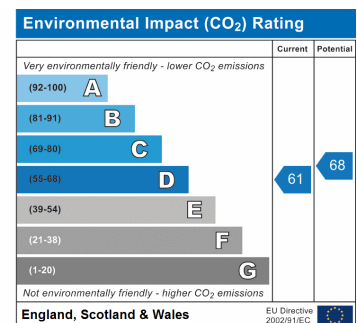
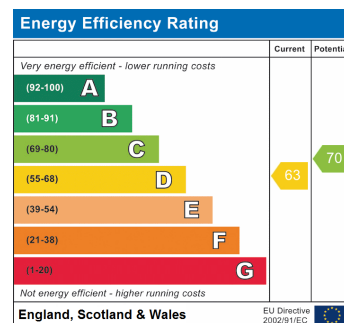
Floorplans



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.