



- Offered To Market With No Onward Chain
- An Array Of Excellent Primary & Secondary Education Close By
- Stanway District & Close Proximity To Tollgate Retail Park
- Versatile Accommodation Across Two Floors
- An Excellent Example Of A Detached Chalet Style Bungalow
- Driveway For Multiple Vehicles

11 Harvest End, Stanway, Colchester, Essex. CO3 0YX.

** Guide Price £450,000 to £475,000 ** Privileged with the instructions to market this deceptively spacious four bedroom detached chalet style bungalow, positioned in a favourable West Colchester position in the ever popular location, Stanway. Within moments of one of Colchester's most preferable comprehensive secondary schools, as well as walking distance to a local primary school, it offers a wide choice of educational options nearby. It is also within a few moments from the ever expanding Tollgate Retail Park of which is home to; a large Sainsburys supermarket, an array of shops and amenities, pharmacy, restaurants. It is also served by an excellent bus network to Colchester's vibrant and historic city centre.



Property Details.

Ground Floor

Hallway

20' 2" x 6' 9" (6.15m x 2.06m) Storage cupboards, stairs to first floor, radiator, door leading to:

Bedroom One



14' 2" x 12' 3" (4.32m x 3.73m) UPVC window to front aspect, radiator.

Bedroom Two

13' 2" x 8' 4" (4.01m x 2.54m) UPVC window to front aspect, radiator.

Bathroom



12' 4" x 6' 8" (3.76m x 2.03m) Panelled bath, tiled walls, vanity wash unit, radiator, low level W.C, obscured window to rear aspect.

Living Room



14' 9" x 12' 4" (4.50m x 3.76m) UPVC sliding doors to rear aspect, radiator, exposed brick fireplace.

Conservatory



12' 5" x 9' 5" (3.78m x 2.87m) Tiled flooring, UPVC French doors to garden.

Dining Room



10' 8" x 9' 6" (3.25m x 2.90m) Exposed brick arch into dining room, UPVC window to rear aspect, radiator, door leading to:

Property Details.

Kitchen



14' 8" x 9' 4" (4.47m x 2.84m) Range of base and eye level units, cupboards and work surfaces, tiled walls and splash back, UPVC window to side and rear aspect, space for appliances, inset electric oven, door leading to:

Utility Room

9' 3" x 6' 8" (2.82m x 2.03m) Stainless steel sink/drainer, space for washing machine, inset storage cupboards, UPVC door to side.

First Floor

Landing

Access to loft, airing cupboard, door leading to:

Bedroom Three



13' 2" x 10' 7" (4.01m x 3.23m) UPVC window to side aspect, radiator, inset wardrobes.

Bedroom Four

12' 4" x 12' 2" (3.76m x 3.71m) UPVC window to rear aspect, radiator.

Shower Room

12' 3" x 6' 7" (3.73m x 2.01m) Low level W.C, shower cubicle, vanity wash basin, radiator, tiled walls, door leading into eaves space with potential to expand and restructure.

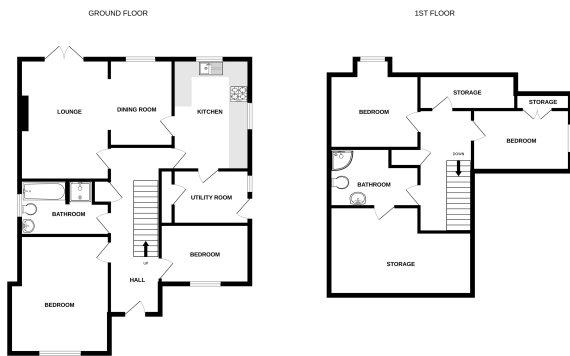
Outside



Outside the property offers a large non overlooked garden, enclosed by panel fencing, bushes and shrubs. The garden is predominantly laid to lawn with external access into the single garage. To the front of the property provides a wrap around driveway with access to the front and side, providing parking for multiple vehicles.

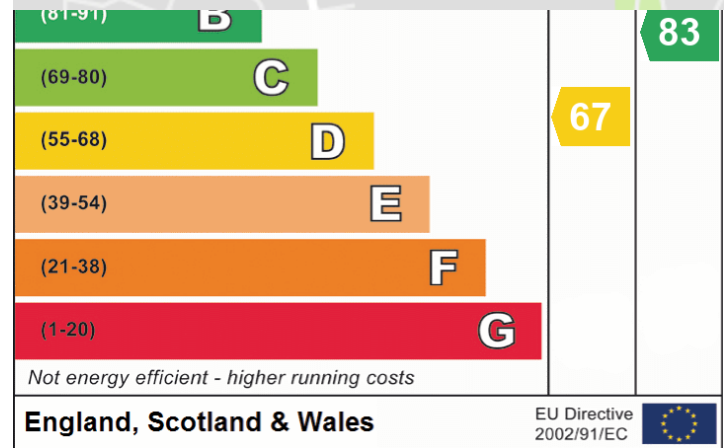
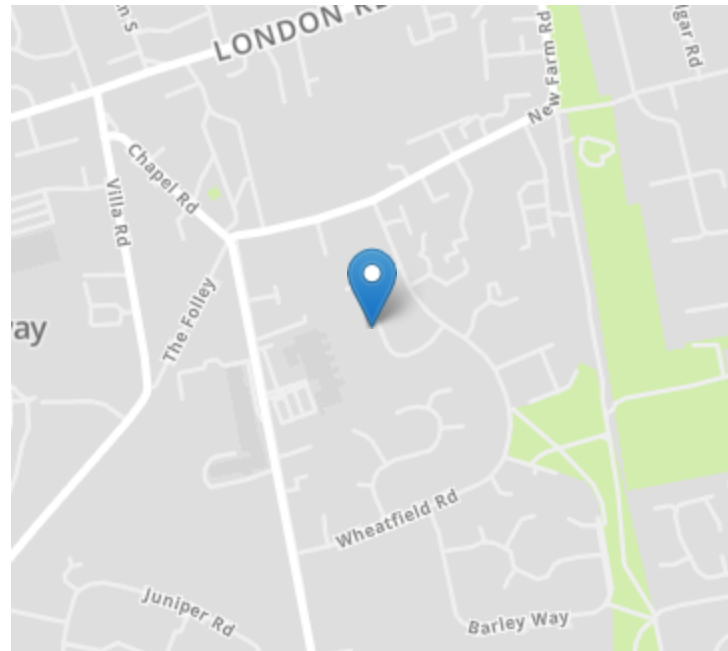
Property Details.

Floorplans



While every effort has been made to ensure the accuracy of the floorplans contained herein, the accuracy of these floorplans cannot be guaranteed and the purchaser is advised to verify the accuracy of the floorplans at the time of purchase. The floorplans are for guidance only and should not be relied upon for the purchase of the property. The services, systems and appliances shown are not tested and are for guidance only. The purchaser is advised to verify the accuracy of the floorplans at the time of purchase.

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.