



- Fully Refurbished Throughout
- Four Bedrooms
- Detached Home
- Off Road Parking
- Out Building Ideal for Home Office
- Garage
- En Suite Shower Room, Family Bathroom and WC
- Modern Kitchen/ Diner With Separate Utility
- Easy Access To The A120

### **The Haven, Clacton Road, Elmstead, Colchester, Essex. CO7 7AA.**

A delightful four bedroom detached family home recently refurbished by the current owners to a high standard throughout. This spacious family home offers great living accommodation for all the family to enjoy. Highlights include open plan kitchen/ diner with a Island to the kitchen, bespoke fitted alcove units and feature fire unit, utility, en-suite to the master bedroom, four double bedrooms, ample off road parking, south facing garden and out building with double glazing and insulation ideal for a home office. Situated within this popular location. Viewing highly advised to fully appreciate this truly stunning property.





# Property Details.

## Ground Floor

### Entrance Hall

17' 0" x 5' 11" (5.18m x 1.80m) Composite front door, radiator with cover, under stairs storage, stairs rising to first floor.

### Living Room



17' 07" x 12' 08" (5.36m x 3.86m) Double glazed windows to front and side, bespoke fitted alcove units, fireplace/ TV unit.

### L Shaped Kitchen/Diner



21' 03" x 11' 06" (6.48m x 3.51m) Two French doors to rear, inset spotlights, wall mounted radiator, tiled splash back, fitted kitchen with kitchen island that has a quartz work top, inset sink, induction hob, double oven, plate warmer, dish washer, space for American style fridge/freezer. Open plan onto the dining area views onto the rear garden.

### Inner Hall

6' 04" x 2' 11" (1.93m x 0.89m) Double glazed UPVC door to side, radiator, inset spot lights, doors leading to:

### Cloakroom

6' 01" x 2' 05" (1.85m x 0.74m) Double glazed obscure window to rear, radiator, inset spot lights, part tiled walls, low level WC and vanity unit.

### Utility Room

7' 07" x 4' 09" (2.31m x 1.45m) Double glazed window to side, radiator, inset spot lights, shaker style units, quartz effect worktop, space for washing machine fridge/freezer, free standing bowl sink.

## First Floor

### Landing

Storage cupboard, doors leading to:

### Bedroom



13' 07" x 12' 01" (4.14m x 3.68m) Double glazed window to front, radiator, space for bedroom furniture, door to en suite.

### En Suite



Low level WC, Vanity unit, tiled splash back, shower cubicle with tiled splash back, towel rail and inset spot lights.

# Property Details.

## Bedroom



14' 09" x 10' 06" (4.50m x 3.20m) Double glazed window to rear, radiator, space for bedroom furniture.

## Bedroom



10' 07" x 10' 10" (3.23m x 3.30m) Double glazed window to front, radiator, space for bedroom furniture and fitted double door wardrobe.

## Bedroom

8' 11" x 8' 0" (2.72m x 2.44m) Double glazed window to rear, radiator, inset spot lights, space for bedroom furniture.

## Family Bathroom



Double glazed obscure window, towel rail, white suite including paneled bath, over head shower, part tiled walls, low level WC.

## Outside

### Off Road Parking & Garage

A generous driveway creating ample of road parking via the stoned driveway. Garage with power and up & over door, side access to the rear garden.

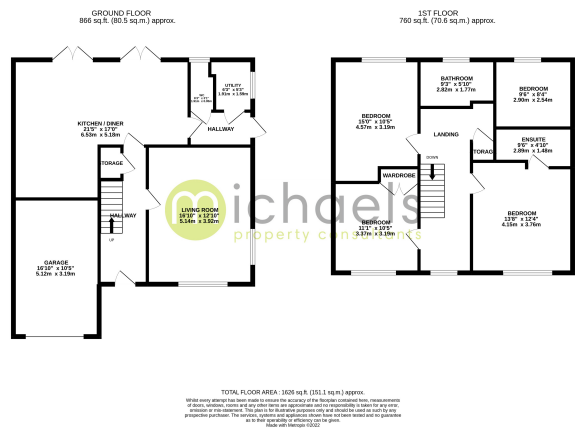
### Rear Garden



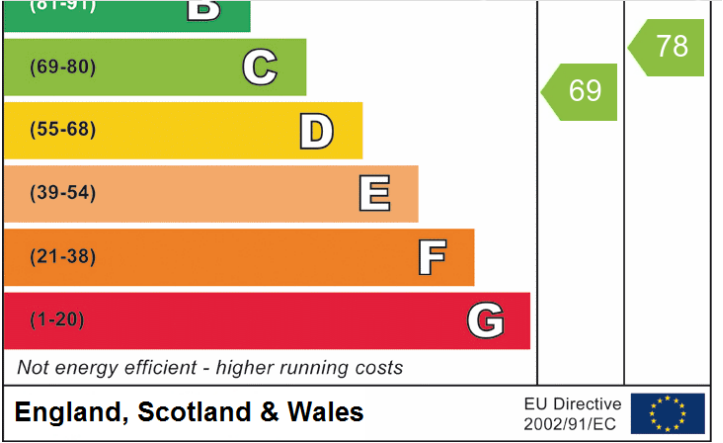
A beautifully mature well maintained garden. The rear garden is south facing and mainly laid to lawn, patio area and retained by flower boards and fencing. Brick outbuilding which is ideal to be used for a home office/studio.

# 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.