



- Residing In A Prime North Colchester Position
- A Spacious Three Bedroom Semi-Detached Family Home
- Requiring Renovation
- Occupying A Favourable & Substantial Plot
- Impressive 21'FT Reception Room
- Fitted Kitchen
- Ground Floor Shower Room
- Three Bedrooms
- Generous Garden With The Added Benefit Of A Workshop
- Internal Viewings Welcomed

3 Parsons Heath, Colchester, Essex. CO4 3HS.

Residing to the North of Colchester's city centre and in the district of Parsons Heath, this deceptively spacious three-bedroom semi-detached family home occupies the most impressive of plots, offering any prospective purchaser an excellent opportunity to extend, reimagine and improve. Served by an excellent bus network into the exciting city centre, as well as within walking distance to an array of local amenities, shops, schooling and doctors surgery, it makes for the ideal family home once it's required renovation is complete.



Property Details.

Ground Floor

Reception Room



21' 2" x 11' 11" (6.45m x 3.63m) UPVC window to front aspect, radiator, stairs to first floor, access to:

Kitchen



10' 9" x 10' 8" (3.28m x 3.25m) UPVC window to side aspect, range of fitted base and eye level units, work surfaces over, UPVC door to rear garden, access to:

Ground Floor Shower Room



7' 10" x 5' 10" (2.39m x 1.78m) Low level W.C, vanity wash basin, shower cubicle, radiator.

First Floor

First Floor Landing

Stairs to ground floor, access to:

Master Bedroom



11' 11" x 10' 11" (3.63m x 3.33m) UPVC window to front aspect, radiator

Property Details.

Bedroom Two



8' 9" x 9' 9" (2.67m x 2.97m) UPVC window to rear aspect, radiator, access into:

Bedroom Three/Dressing Room



10' 9" x 6' 0" (3.28m x 1.83m) UPVC window to rear aspect, radiator

Outside, Garden & Parking



Outside, the property boasts a very impressive rear garden, enclosed by panel fencing and predominately laid to lawn. The garden is further enhanced by an array of sheds, green houses and the added benefit of an outdoor workshop.

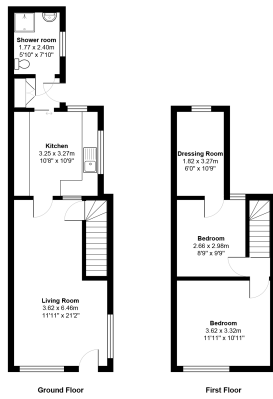
Parking is available on a private driveway, to the side of the property.

Agents Note

Please be advised that the property is in the process of being cleared and internal photos will then be available.

Property Details.

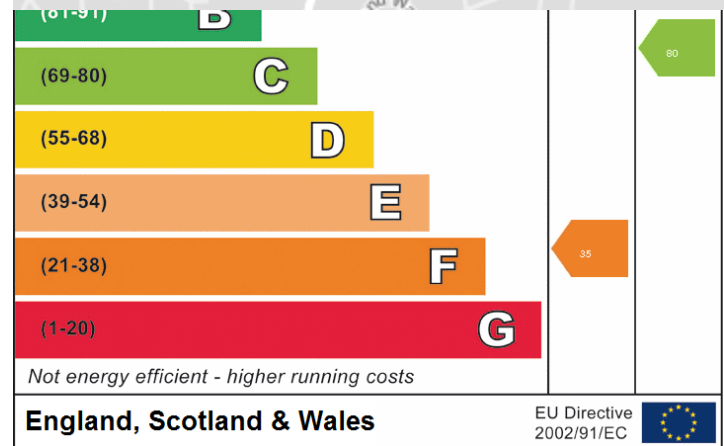
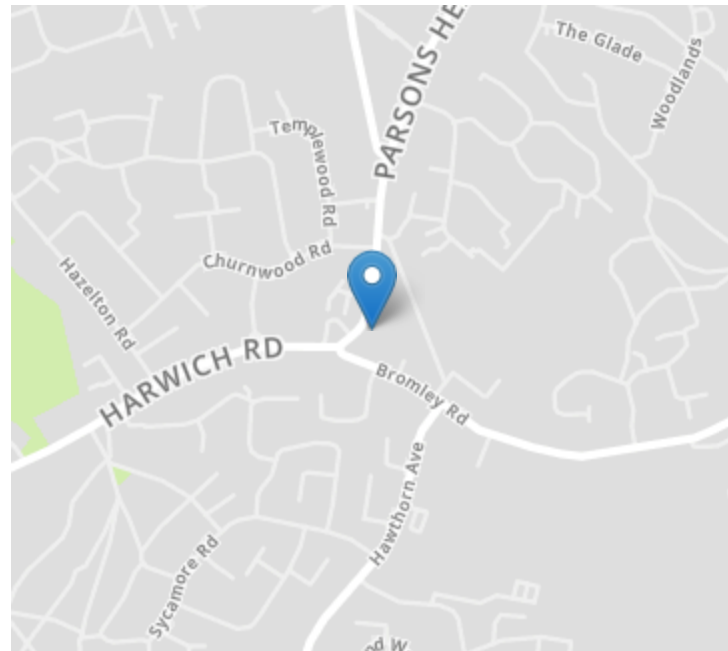
Floorplans



Total Area: 71.0 m² / 764 ft²
All measurements are approximate and for display purposes only



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.