



- Semi Detached Bungalow
- Three Bedrooms
- Previously Extended
- Two Reception Rooms
- Substantial & Beautiful Gardens
- No Onward Chain
- Off Road Parking
- Walking Distance Of Public Transport & Local Supermarket

**14 Maltings Road, Brightlingsea,
Colchester, Essex. CO7 0RG.**

Offered for sale with no onward and ready to live in this spacious three bedroom semi detached bungalow with incredible rear garden in the region of 140ft. With three bedrooms, two spacious reception rooms, kitchen, family bathroom, garage and ample parking. Being close by to local schools, supermarket, countryside walks, and of course the waterside. Call to view. Guide price £325,000- £350,000.



Property Details.

Living Accommodation

Porch

Front door opening into the porch way with a further wooden door opening into the:

Entrance Hall

Radiator, doors leading to:

Living Room



17' 01" x 8' 9" (5.21m x 2.67m) Inset spot lights, radiator, fireplace, storage units.

Dining Room



18' 3" x 12' 5" (5.56m x 3.78m) Patio door to rear, radiator.

Kitchen



12' 0" x 9' 09" (3.66m x 2.97m) Inset spot lights, double glazed window to side, radiator, fitted kitchen including a range of wall and base units, tiled splash back, integrated electric hob, oven, stainless steel sink, right hand drainer, space for washing machine, fridge/freezer and dish washer.

Bedroom



14' 11" x 14' 0" (3.94m x 4.27m) Double glazed window to front, radiator.

Bedroom

10' 7" x 7' 5" (3.23m x 2.26m) Double glazed window to front, radiator.

Bedroom

10' 1" x 8' 1" (3.07m x 2.46m) Double glazed window to side, radiator.

Property Details.

Family Bathroom



Double glazed obscure window to side, inset spot lights, part tiled walls, towel radiator, low level WC, wash hand basin, paneled bath with over head shower.

Rear Garden



A substantial rear garden approx. 140ft, including patio area, raising up to lawn, retained by fencing, access to the garage and driveway.

Outside

Driveway



Ample off road parking via the block paved driveway, leading to gated carport with garage being with power.

Property Details.

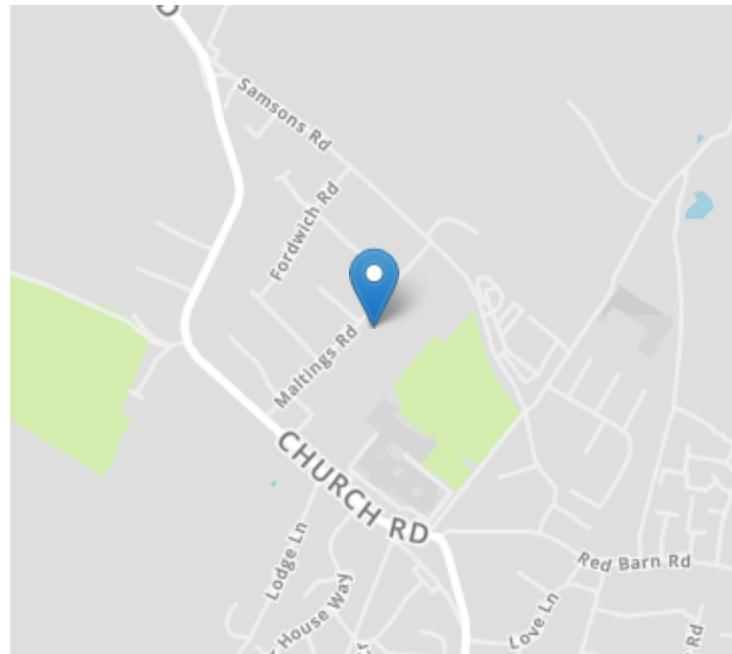
Floorplans

GROUND FLOOR
980 sq.ft. (91.0 sq.m.) approx.



TOTAL FLOOR AREA: 980 sq.ft. (91.0 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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.