



- Beautifully Presented End Terraced Home
- Two Reception Rooms
- High Specification Fitted Kitchen
- Three Sizeable Bedrooms
- Modern Fitted Bathroom
- Generous Rear Garden
- Two Brick Built Outbuildings
- Off Road Parking for Two Cars
- Desirable Prettygate Location
- Viewing Advised

60 The Commons, Colchester, Essex. CO3 4NJ.

This extremely well presented end of terrace property resides within the very sought after Prettygate area of Colchester, offering a wealth of amenities & well served bus routes. Prettygate also benefits from a doctors surgery, a very popular primary and secondary school and an excellent community feel. The property comprises of an entrance hall with the added benefit of under stairs storage, spacious living room, separate dining room with garden aspect and a high specification fitted kitchen completing the ground floor. The first floor benefits from three sizeable bedrooms and a modern fitted family bathroom.



Property Details.

Ground Floor

Entrance Hall

UPVC window to side aspect, stairs to first floor, radiator, under stairs storage cupboard, doors leading to;

Living Room



15' 6" x 10' 4" (4.72m x 3.15m) UPVC window to front aspect, open fireplace, radiator, TV and telephone points, wooden effect floor, door to:

Dining Area



10' 3" x 8' 4" (3.12m x 2.54m) UPVC window to rear aspect, radiator, wooden effect floor, door to;

Kitchen



11' 2" x 10' 03" (3.40m x 3.12m) UPVC window to rear aspect and doors to garden, a range of base and eye level units with work surface over, electric double oven, four ring gas hob, space for washing machine, dishwasher, space for fridge freezer, stainless steel sink unit with tap and drainer, tile splash backs.

First Floor

Landing

UPVC window to side aspect, loft access.

Bedroom One



15' 8" x 8' 0" (4.78m x 2.44m) UPVC window to rear, radiator, airing cupboard.

Property Details.

Bedroom Two



10' 4" x 9' 5" (3.15m x 2.87m) UPVC window to front aspect, mirror fronted wardrobes, radiator.

Bedroom Three



9' 9" x 6' 9" (2.97m x 2.06m) UPVC window to front aspect.

Bathroom



UPVC window to side aspect, low level WC, pedestal wash hand basin, panel bath with shower over, part tiled walls, radiator.

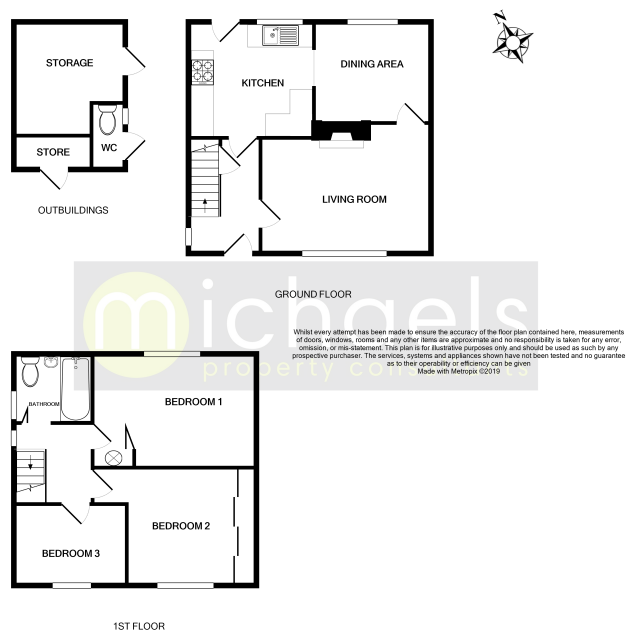
Outside



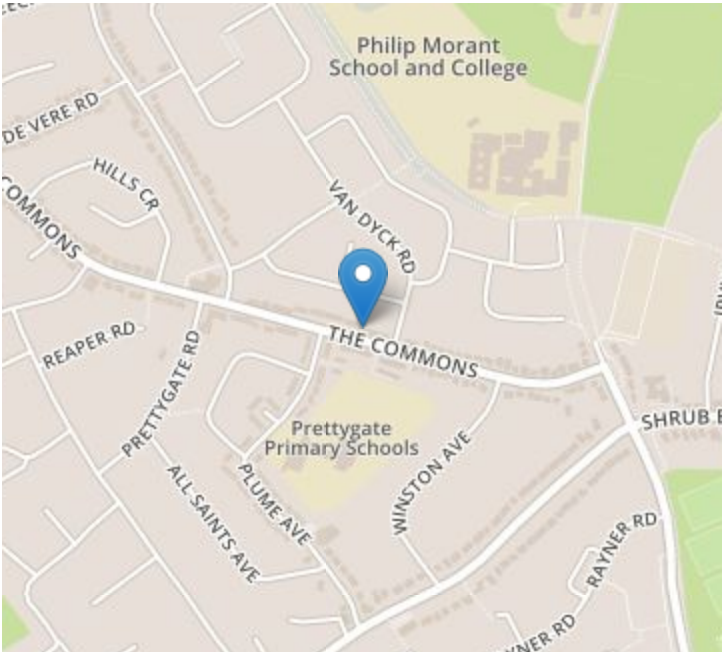
The generous rear garden comprises of a patio area, generous landscaped lawn, raised decking area, garden tap, two brick built outbuildings with power and light connected, secure side gate and fully enclosed by panel fencing. To the front of the property there is a paved driveway providing off road parking for at least two vehicles.

Property Details.

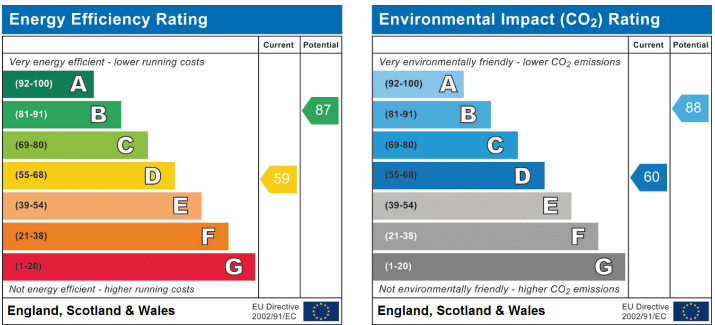
Floorplans



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.