



- End Terraced Bungalow
- Two Bedrooms
- Garage & Off Road Parking
- Living Room
- Modern Kitchen & Bathroom
- Integral Access Into The Garage
- Spacious Rear Garden
- No Onward Chain
- Walking Distance of Essex University

33 Richard Avenue, Wivenhoe, Colchester, Essex. CO7 9JQ.

A two bedroom bungalow offered chain free. This end terraced bungalow with west facing garden, integral garage with parking, two double bedrooms, modern kitchen, living room and bathroom. Offers excellent amenities near by with shops, parks, bus stops and of course Wivenhoe train station within easy reach, Essex University and the beautiful Wivenhoe Waterfront. Call for details.



Property Details.

Living Accommodation

Entrance Porch

UPVC front door.

Living Room



14' 0" x 11' 8" (4.27m x 3.56m) Window to front, wall lights, radiator.

Inner Hall

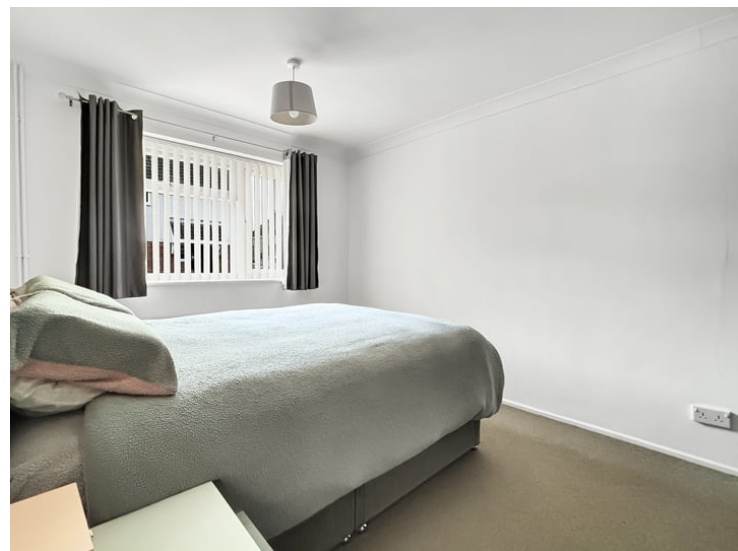
Airing cupboard, loft access (the loft is insulated and part boarded) , doors leading to:

Kitchen



11' 08" x 10' 6" (3.56m x 3.20m) Double glazed window to rear, UPVC door to side, inset spot lights, fitted modern gloss kitchen including a range of wall and base units, laminate oak affect worktops, tiled splash back,, integrated induction hob, oven, fan, space for fridge/freezer, washing machine, dish washer.

Bedroom



13' 11" x 11' 9" (4.24m x 3.58m) Double glazed window to front, radiator.

Property Details.

Bedroom



10' 1" x 9' 6" (3.07m x 2.90m) Double glazed window to rear and radiator.

Rear Garden



A generous rear garden, mainly laid to lawn, patio area, retained by privacy fencing.

Family Bathroom



6' 08" x 6' 2" (2.03m x 1.88m) Double glazed obscure window to rear, tiled floor, part tiled walls, radiator, paneled bath, over head shower, wash hand basin and low level.

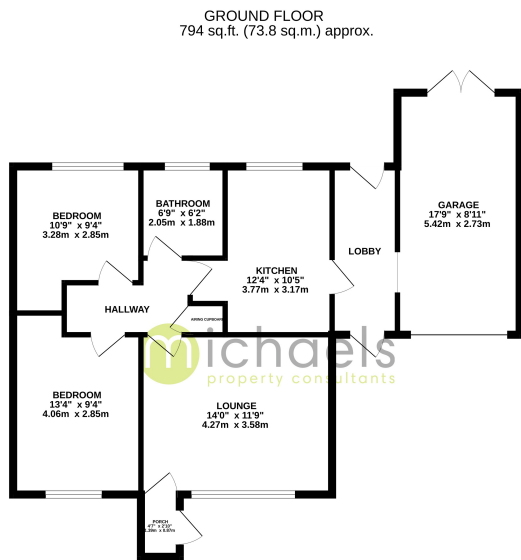
Outside

Off Road Parking & Integral Garage

Off road parking to front leading to the garage with up and over door, power and light, French doors to rear garden.

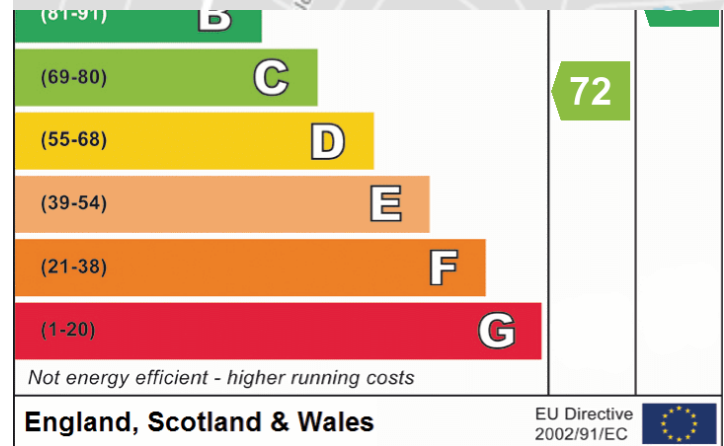
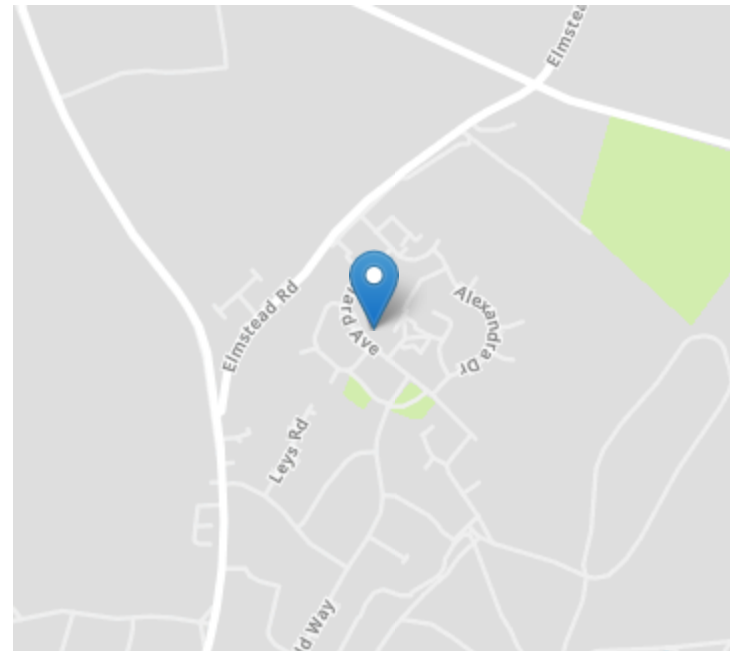
Property Details.

Floorplans



33 RICHARD AVENUE
 TOTAL FLOOR AREA: 794 sq.ft. (73.8 sq.m.) approx.
 Whilst every effort has been made to ensure the accuracy of the figures provided herein, measurements are taken on-site and are subject to change. The plan is for guidance only and should be used in conjunction with a professional valuer. The figures, figures and percentages are for guidance only and should be used in conjunction with a professional valuer. Made with Metaphor (2021) © 2021.

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.