



- North Colchester
- Stunning Five Bedroom Detached House
- Fitted Kitchen With Quartz Worktops And Underfloor Heating
- Stunning Recently Refurbished Kitchen/Diner
- Master Bedroom With Dressing Room & En-Suite
- Beautiful Un Overlooked Rear Garden
- Driveway & Garage

**12 Walnut Drive, Mile End, Colchester, Essex. CO4 5ES.**

This stunning five bedroom executive detached residence forms part of a small prestigious development to the North of Colchester, within striking distance of North Station, the A12 and General Hospital. The property was constructed by reputable builders Knight Developments in 2007 and to a fabulous specification, with an array of extremely spacious accommodation throughout and being within the catchment of excellent schooling, makes the perfect home for a growing family.



# Property Details.

## Ground Floor

### Reception Hall

Tiled flooring, radiator, staircase to first floor, doors to:

### Cloakroom

Tiled flooring, low level WC, wall mounted hand wash basin, double glazed window to front.

### Living Room



19' 5" x 11' 9" (5.92m x 3.58m) Two radiators, double glazed sash window to front, double glazed Bi-Folding doors to rear, fireplace with inset cast iron log burner.

### Kitchen/Diner



22' 8" x 11' 11" (6.91m x 3.63m) Tiled flooring with heating under, range of stylish modern fitted units with Quartz work surfaces over, Bespoke custom made storage cupboard, Rangemaster cooker with extractor hood above, island unit with seating under, storage, feature pendant lighting and built-in power tower, space for washing machine and dishwasher, American style fridge/freezer (which can remain STN), inset sink unit, double glazed window and door to rear, feature double glazed box bay window to front, inset spotlights, TV point.

## First Floor

### Landing

Double glazed window to rear, airing cupboard, doors to:

### Master Bedroom



12' 1" x 11' 8" (3.68m x 3.56m) Radiator, double glazed sash window to front, arch opening to:

### Dressing Room

7' x 4' 8" (2.13m x 1.42m) Radiator, double glazed window to rear, built in wardrobes and bench, door to:

### En-Suite Shower Room



Heated towel rail, enclosed cistern WC, vanity hand wash basin, walk in double shower cubicle with rainfall shower, double glazed window to side, extractor fan, fully tiled.

# Property Details.

## Bedroom Two



12' 1" x 9' 8" (3.68m x 2.95m) Radiator, double glazed sash window to front, fitted double wardrobe.

## Bedroom Three

12' 1" x 9' 9" (3.68m x 2.97m) Radiator, double glazed window to rear, fitted double wardrobe.

## Bathroom

Heated towel rail half tiled walls, low level WC, wall mounted hand wash basin, panel bath with shower attachment, double glazed window to front, extractor fan.

## Second Floor

### Second Floor Landing

Loft access, doors to:

### Bedroom Four



13' x 12' 2" (3.96m x 3.71m) Radiator, built in storage, double glazed window to front.

### Bedroom Five

14' x 9' 3" (4.27m x 2.82m) Radiator, built in storage, double glazed window to front.

## Shower Room



Half tiled walls, heated towel rail, low level WC, wall mounted hand wash basin, walk in double shower cubicle with fully tiled surround and integrated shower, Velux window to front, extractor fan.

## Outside

To the front of the property there is a private covered driveway providing off road parking for several cars, this leads to a detached garage and a gate providing secure side access.

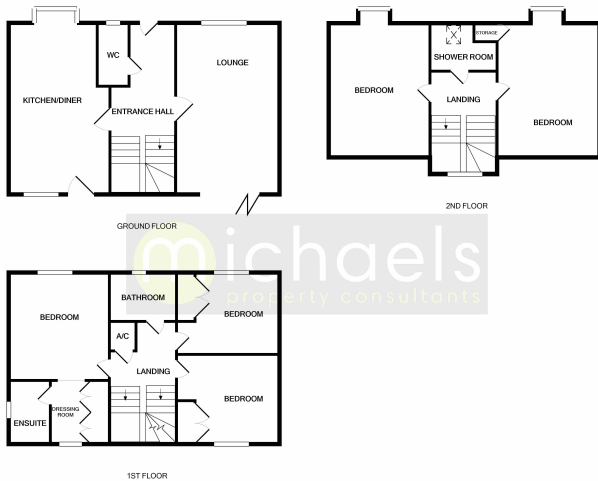
## Rear Garden



To the rear of the property there is an attractive, unoverlooked garden featuring a paved sun patio and decking area. The remainder is predominately laid to lawn with various flowers, shrubs and trees. Furthermore there is a Bi-Folding doors providing access to the rear of the property and also a side door giving access to the garage.

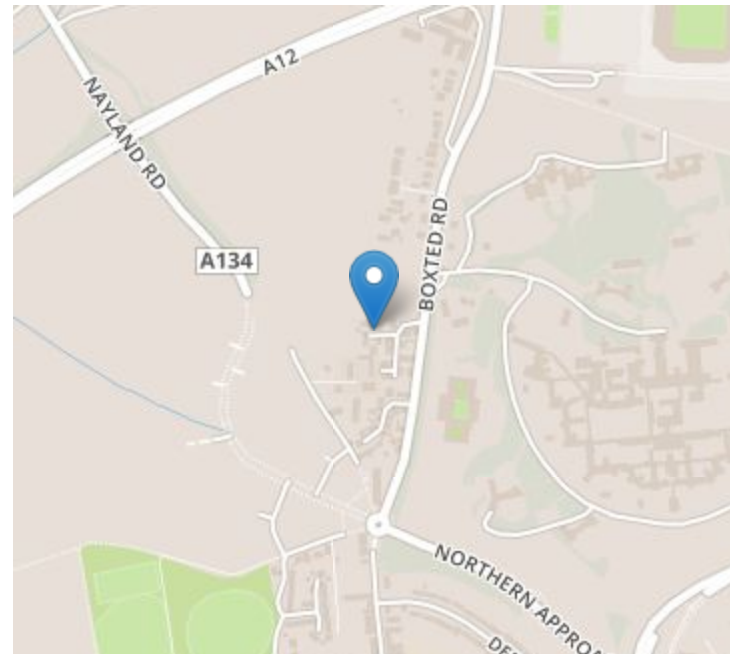
# Property Details.

## Floorplans

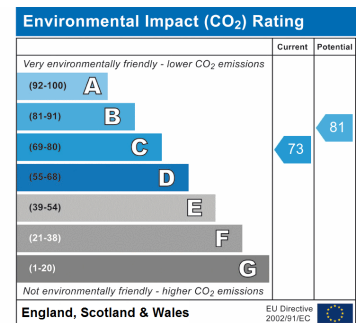
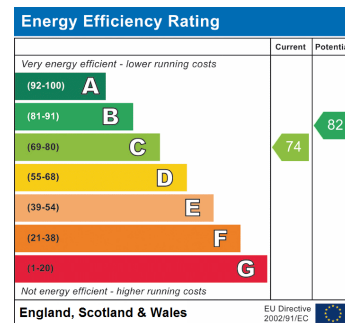


Whilst every attempt has been made to ensure the accuracy of the floor plan contained herein, measurements of floors, windows, doors and any other items are approximate and the responsibility is taken by the purchaser, or his advisers. The plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, fixtures and appliances shown hereon are not guaranteed and may vary. Made with Metapic 02/2021

## 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.