



- Coach House
- Two Carports Providing Parking
- Two Bedrooms
- Family Bathroom
- NHBC Warranty Remaining
- Gas Central Heating
- Walking Distance Of Alresford Train Station
- Ideal First Time Buy / Investment
- Modern Living Accommodation
- Freehold

18 Pippin Way, Alresford, Colchester, Essex. CO7 8FL.

Guide Price £225,000-£240,000 A two bedroom Coach House. Conveniently located within walking distance of Alresford train station offering access to London Liverpool street. This two bedroom modern property is ready to move straight into making this property an ideal investment or first time buy. Highlights include a double carport one of which has had doors added, open plan living and two bedrooms, outside space. Viewing highly advised, call the sales team today.



Property Details.

Living Accommodation

Entrance Hall

14' 07" x 3' 05" (4.45m x 1.04m) Composite front door opening onto the ground floor with stairs raising to the first floor entrance hall with airing cupboard.

Open plan Kitchen/Diner/ Living Room

Kitchen/ Living Room



17' 06" x 12' 06" (5.33m x 3.81m) Double glazed windows to front and rear, two radiators, open plan kitchen/diner opening onto the living room. The kitchen includes a range of modern gloss wall and base units, laminate worktop, stainless steel sink with left hand drainer, gas hob built in oven with overhead fan, fridge/freezer and washing machine.

Bedroom One



13' 09" x 10' 02" (4.19m x 3.10m) Double glazed window to front, radiator.

Bedroom Two



10' 08" x 6' 05" (3.25m x 1.96m) Double glazed window to front, radiator, loft access (the loft is insulated)
Family Bathroom

Property Details.

Family Bathroom



6' 07" x 5' 06" (2.01m x 1.68m) Double glazed obscured window to rear, inset spot lights, part tiled walls, radiator, white suite including paneled bath with over head shower, wash hand pedestal basin, low level WC.

Outside

Parking & Outside Space

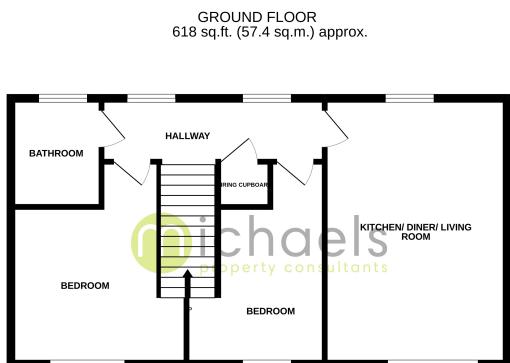


Two carports accessed to the rear of the property. Storage to carport which also has power and light. One of the carports now has doors to the front.

A small lawn area to the front of the property,

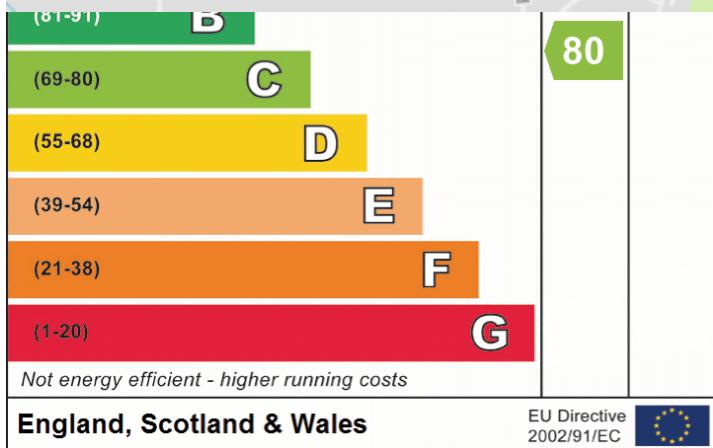
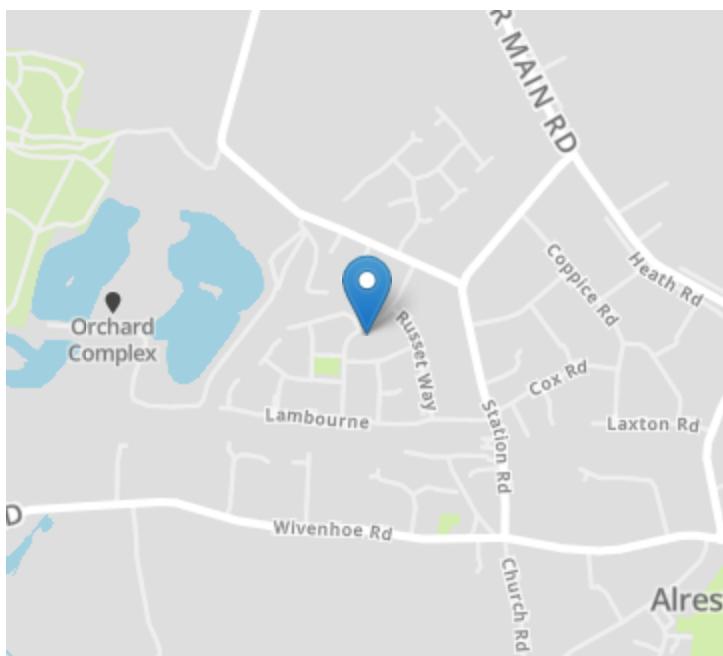
Property Details.

Floorplans



TOTAL FLOOR AREA - 618 sq ft (57.4 sq.m) approx.
Whilst every care has been taken to ensure the accuracy of the floor plans, measurements of rooms, windows, doors and any other features are approximate and may not be to scale. Prospective buyers should not rely on these plans for any area or dimension and must satisfy themselves as to the actual size and shape of the rooms and the property before purchase. The services, systems and appliances shown have not been tested and no guarantee is given in respect of their condition or performance. © michaels property consultants 2022.

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.

