



- Three Double Bedrooms
- Over 1200 sqft Of Living Accommodation
- Town House Offering Flexible Accommodation
- Two En Suite Shower Rooms & Family Bathroom
- Garage & Off Road Parking
- NHBC Guarantee Remaining
- Walking Distance Of The Popular Hurst Green, Pubs & Restaurant
- South After Location

9 Wilfreds Way, Brightlingsea, Colchester, Essex. CO7 0FP.

A spacious and beautifully presented three double bedroom, three bathroom home within the Hopkins Homes Colne Gardens development in the sought after waterside town of Brightlingsea. Having been wonderfully looked after by current owners with excellent decoration this home is a must to view. Currently offering three double bedrooms, two en-suites, family bathroom, entrance hall, cloakroom, living room, kitchen/diner, private rear garden, off road parking and garage. Viewing is advised on this stunning home!



Property Details.

Ground Floor

Entrance Hall

Composite front door, under stairs storage cupboard, radiator, doors to:

WC



wash hand basin with tiled splash back and low level W.C, radiator.

Lounge



16' 5" x 10' 10" (5.00m x 3.30m) Double glazed UPVC window to front, feature fireplace with wooden surround, radiator, doors opening onto:

Kitchen / Diner



18' 1" x 8' 4" (5.51m x 2.54m) Double glazed window to rear, French doors to rear. open plan kitchen /diner the kitchen included a modern fitted kitchen with a range of wall and base units, laminate worktops, tiled floor and tiled splash back, integrated double oven, electric hob and extractor hood, space for fridge/freezer, washing machine and dishwasher.

First Floor

Landing

Stairs to second floor, doors leading to:

Bedroom Two

15' 1" x 11' 5" (4.60m x 3.48m) Double glazed UPVC windows to front and side, radiator, door to:

En Suite

Low level WC, wash hand basin with tiled splash back, shower cubicle.

Bedroom Three

11' 8" x 10' 7" (3.56m x 3.23m) Double glazed UPVC window to rear, radiator.

Property Details.

Family Bathroom



Double glazed obscure window to rear, paneled bath with over head shower, low level WC wash hand basin with tiled splash back and radiator.

En Suite



Low level WC, wash hand basin, double shower with tiled splash back, radiator.

Second Floor

Landing

With door to:

Master Bedroom



15' 10" x 11' 2" (4.83m x 3.40m) Double glazed window to rear and Velux window to front, radiator, built-in wardrobe, door to

Rear Garden, Garage & Parking



A well maintained rear garden mainly laid to lawn and patio area with mature shrubs and flowers with access to the garage and parking.

