



- Village Location
- Station Close By
- Generous Plot
- Detached
- Three Bedrooms
- Garage and Ample Parking

Blue Bells, Sturrick Lane, Great Bentley, Colchester, Essex. CO7 8PS.

A beautifully presented and modernised detached bungalow in this sought after non-estate position within Great Bentley. This wonderful home sits in a good size plot offering plenty of potential to extend subject to any required permissions and currently offers three bedrooms, lounge/diner, modern kitchen/breakfast room, shower room, cloakroom, garage, parking and gardens. Great Bentley offers good doctors, local pub, ample shops, bus routes, mainline station, primary school and of course 43 acres of Village green! Call to view.



Property Details.

Ground Floor

Entrance Hall

With window to front, loft access, radiator, storage cupboard and doors to.

Bedroom Two



10' 1" x 9' 1" (3.07m x 2.77m) Window to front and radiator.

Lounge/Diner



19' 2" x 12' 5" (5.84m x 3.78m) With windows to rear and side, glazed door to rear, feature fireplace, two radiators, TV point.

Bedroom Three



11' 8" x 6' 7" (3.56m x 2.01m) Window to front, radiator.

Kitchen/Breakfast Room



14' 5" x 12' 7" (4.39m x 3.84m) An L shape room with windows to rear and side, glazed door to rear, pantry cupboard now housing a modern gas fired boiler, storage cupboard, a modern range of fitted units and drawers with worktops over, inset sink, electric hob, extractor, double oven, spaces for appliances, matching eye level units, tiled splashbacks, radiator.

Property Details.

Bedroom One



11' 8" x 11' 1" (3.56m x 3.38m) Window to front and radiator.

Shower Room



Obscure window to side, large walk in shower, wall hung wash hand basin, close coupled WC, tiled walls.

Cloakroom

Obscure window to side, low level WC, tiled walls.

Outside

Gardens



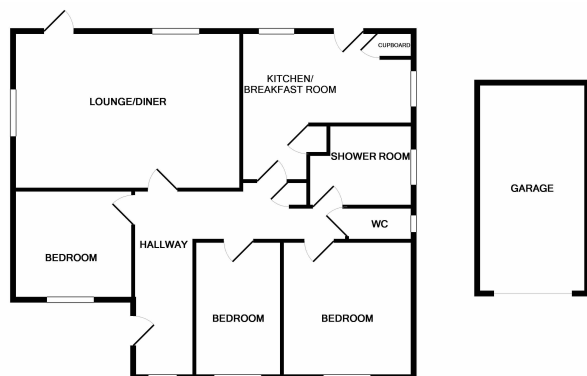
The rear garden is mainly laid to lawn, enclosed by panel fencing, various trees, shrubs and plants, greenhouse, gated side access. The front garden is again mainly laid to lawn with various trees, shrubs and plants.

Garage and Parking

A detached garage offers up and over door, window and personnel door. The driveway offers ample parking.

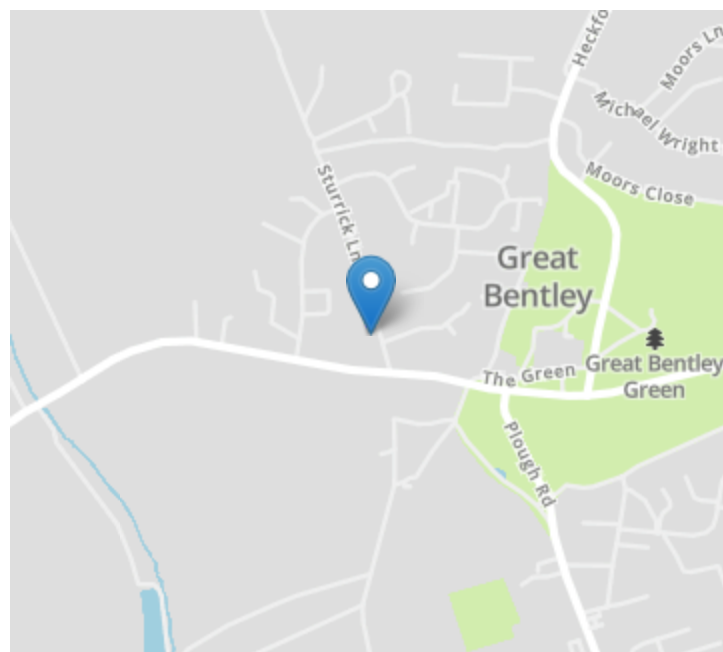
Property Details.

Floorplans



TOTAL APPROX. FLOOR AREA 1093 SQ.FT. (101.6 SQ.M.)
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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.