



- A Fine Example Of A Four Bedroom Detached Residence
- Car Port & Driveway
- Open Plan Kitchen/Dining Area
- Spacious Reception Room
- Large Garden
- Ground Floor Cloakroom
- En Suite To Master Bedroom
- Private & Exclusive Mews Of Two Houses
- Built By Highly Reputable 'Mersea Homes'
- NHBC Guarantee Remaining

5 Burton Way, Stanway, Colchester, Essex. CO3 0BG.

Positioned within the heart of Stanway, having recently been constructed by Mersea Homes, is this four bedroom detached family home. 'The Primrose' is within close proximity to a range of facilities including popular primary and secondary schooling, bus routes, as well as Tollgate Retail Park offering plenty of shops, restaurants and more.



Call to view 01206 576999



Property Details.

Ground Floor

Hallway

Main door into hallway, storage cupboard, door to:

Living Room



17' 5" x 16' 1" (5.31m x 4.90m) UPVC window to side and front aspect, radiator, door into:

Kitchen/Dining Area



19' 10" x 14' 6" (6.05m x 4.42m) UPVC window, French doors and Velux windows to rear aspect, full range of base and eye level units, cupboards and work surfaces, integrated appliances, island/breakfast bar area, induction hob with electric fan assisted oven with integral microwave, radiators, spot lighting.

First Floor

Landing

Access to loft hatch, radiator, UPVC window to rear aspect, door to:

Master Bedroom



13' 5" x 13' 3" (4.09m x 4.04m) UPVC window to front aspect, radiator, built in sliding wardrobes, door to:

En Suite



Low level W.C, shower cubicle, vanity wash basin, radiator.

Property Details.

Bedroom Two



11' 3" x 9' 11" (3.43m x 3.02m) UPVC window to rear aspect, radiator.

Bedroom Three



9' 9" x 8' 8" (2.97m x 2.64m) UPVC window to front aspect, radiator.

Bedroom Four

9' 7" x 7' 7" (2.92m x 2.31m) UPVC window to rear aspect, radiator.

Bathroom



Obscured window to front aspect, vanity wash basin, radiator, panelled bath with shower attached.

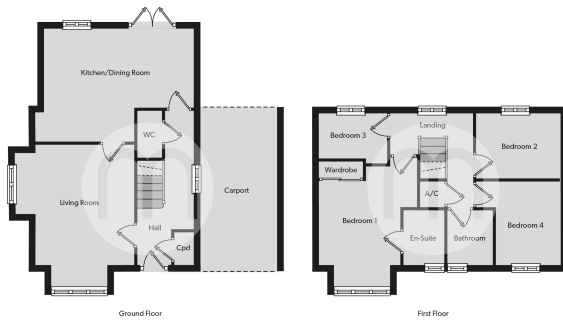
Outside



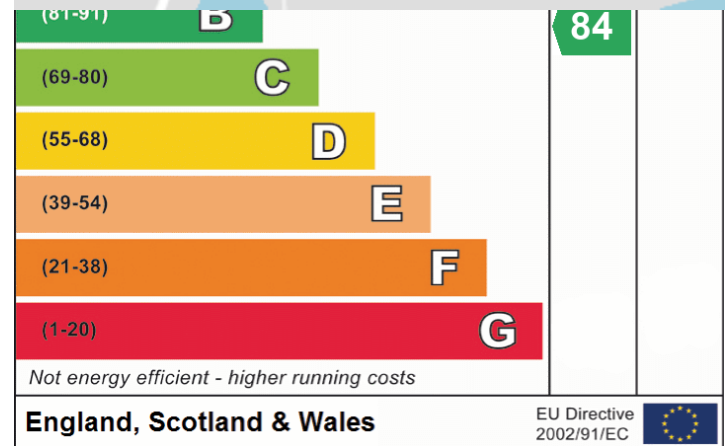
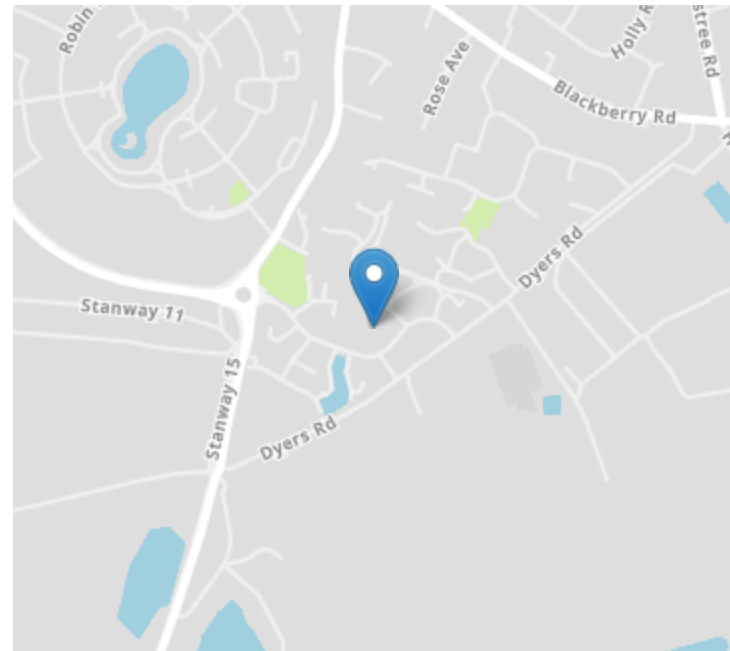
Externally, to the front of this home a driveway and carport provide off road parking for multiple vehicles. To the rear of the home offers a large garden enclosed fully by panel fencing and predominantly laid to lawn with a patio and shingle area, suitable for either outside dining or entertaining. This garden also benefits from a large area to the side, which could be suitable for a shed or bin storage. To the front and as already mentioned, offers a gated car port, providing off road parking for multiple vehicles.

Property Details.

Floorplans



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.