



- Three Bedroom Semi-Detached Family Home
- Popular 'Westlands' Location Close To Amenities, Schools & Transport Links
- Reception Room With Bay Window
- Fitted Kitchen With Space For Appliances
- Dining Room
- Two Double Bedrooms & Further Single Bedroom
- Tiled First Floor Family Bathroom
- Sizeable Private & Enclosed Rear Garden
- Garage En Bloc

Call to view 01206 576999



20 Twining Road, Colchester, Colchester, Essex. CO3 9XG.

An excellent three bedroom semi-detached family home situated to the West of Colchester and located in the popular location of 'Westlands'. This home is within walking distance of some of the city's most favourable comprehensive primary and secondary schooling and moments from an array of useful amenities at both Peartree Road & the ever-expanding Tollgate Retail Park. It also provides easy access to both the A12/A120 corridor to both Ipswich, Braintree & London. For the avid dog walker and for those who love the outdoors, Westlands Country Park is on your doorstep.



Property Details.

Ground Floor

Entrance Hall

Reception Room



15' 2" x 11' 8" (4.62m x 3.56m)

Kitchen



9' 5" x 4' 11" (2.87m x 1.50m)

Dining Room



10' 4" x 9' 10" (3.15m x 3.00m)

First Floor

Landing

Master Bedroom



13' 9" x 8' 8" (4.19m x 2.64m)

Property Details.

Bedroom Two



10' 10" x 8' 8" (3.30m x 2.64m)

Bedroom Three



8' 10" x 6' 0" (2.69m x 1.83m)

Bathroom



5' 7" x 6' 0" (1.70m x 1.83m)

Outside, Garden & Garage



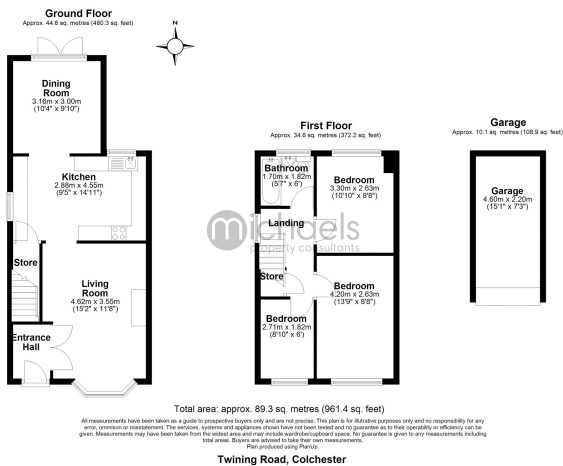
Venture outside and you will be welcomed by a sizeable private and enclosed rear garden, with key highlights including; a patio ideal for outdoor seating furniture, an array of mature hedges, shrubs and plants throughout, section laid to lawn, pond and secure gated side access. Parking is available on road to the front for both residents and visitors alike. There is also the addition of a single garage en-bloc, ideal for further storage.

Additional Information

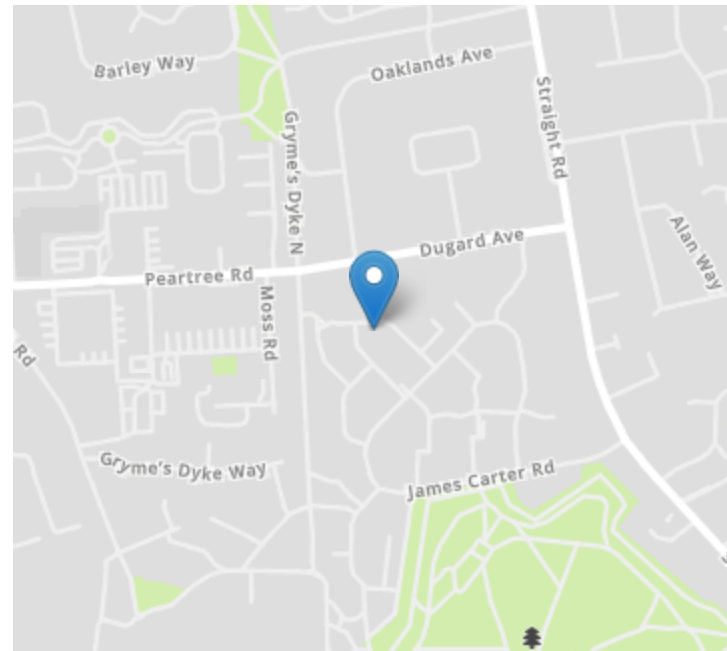
EPC awaited.

Property Details.

Floorplans



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.