



- Situated Within Easy Reach Of Colchester's City Centre
- A Fine Example Of A Two Bedroom End Terrace Home
- Tastefully Decorated & Upgraded
- Two Generous Bedroom & Family Bathroom
- Modern Fitted Kitchen With Large Pantry
- 'New Town' District Of Colchester City Centre
- On Street Parking Available
- Suitable For A First Time Buyer Or Working Professional
- South Facing Enclosed Rear Garden

69 Canterbury Road, Colchester, Colchester, Essex. CO2 7RX.

Situated in the heart of 'New Town' and just moments from Colchester's historic and vibrant city centre, this charming two-bedroom end-of-terrace period home offers the perfect blend of character and convenience. Just a stone's throw from a wide range of amenities including shops, restaurants, bars, and excellent transport links, it makes an ideal first-time purchase or a fantastic home for working professionals.



Call to view 01206 576999



Property Details.

Ground Floor

Living Room



10' 5" x 10' 2" (3.17m x 3.10m)

Reception Room



14' 1" x 10' 5" (4.29m x 3.17m)

Kitchen



9' 2" x 6' 3" (2.79m x 1.91m)

Pantry

6' 3" x 3' 3" (1.91m x 0.99m)

First Floor

Landing

Bedroom One



13' 2" x 10' 6" (4.01m x 3.20m)

Property Details.

Bedroom Two



10' 4" x 6' 11" (3.15m x 2.11m)

Bathroom



9' 2" x 6' 10" (2.79m x 2.08m)

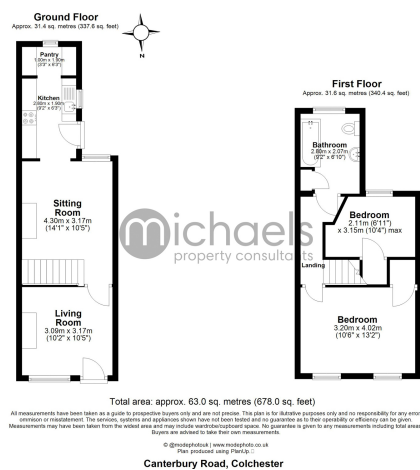
Outside



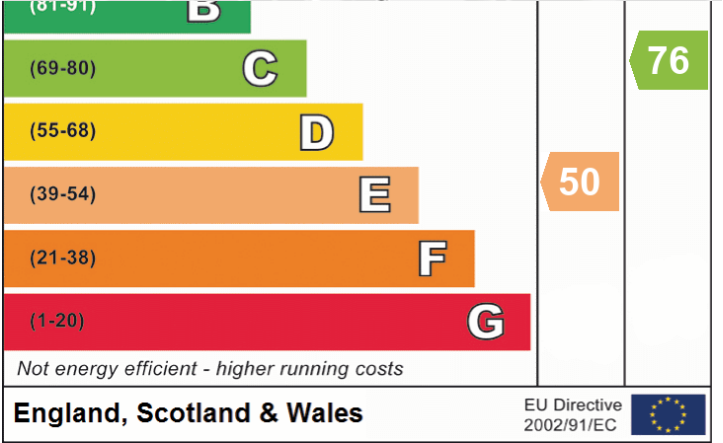
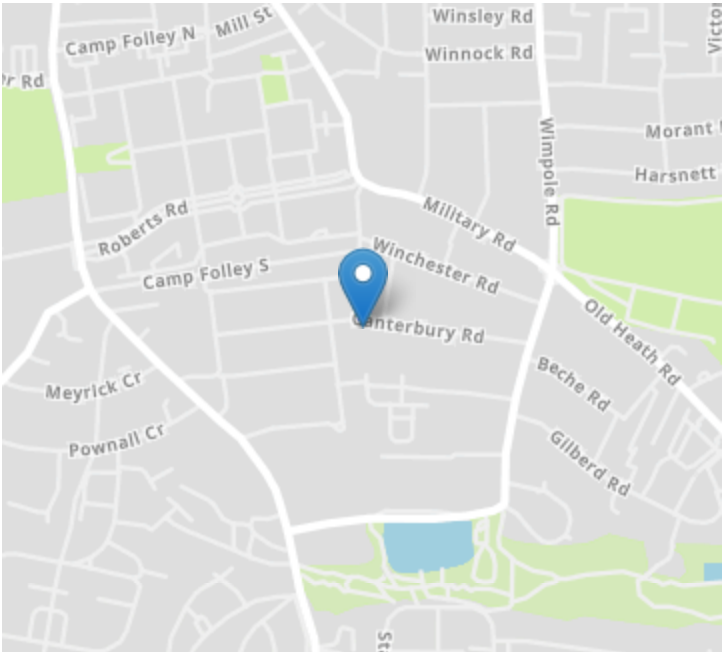
Externally, the property boasts a mature and private rear garden, enclosed by panel fencing. At the front of the garden, there is a small patio area currently used as a catio, though it could easily be repurposed for outdoor seating or dining. The rest of the garden is mainly laid to lawn and complemented by a variety of plants and shrubs. A garden shed is also included.

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.