



- Conveniently Situated Semi Detached Property
- North Colchester
- Modern Fitted Kitchen
- Large Living Room
- Ground Floor Bedroom And Wet Room
- Three Further Bedrooms
- Family Bathroom
- Off Road Parking

6 Albrighton Croft, Highwoods, Colchester, Essex. CO4 9RB.

Situated conveniently to the North of Colchester and within striking distance of an array of excellent amenities, this deceptive and upgraded three/four bedroom semi-detached property offers spacious and versatile living throughout. This property features a fitted kitchen with modern units and tiled floor and splashbacks, a large living room and over the years has had the garage converted to provide an additional double bedroom and tiled wet room. This additional space would prove to be beneficial for visitors, teenage or as the current owners use it for, an additional source of income via 'AirBnB'.



Property Details.

Ground Floor

Entrance Hall

UPVC entrance door to front aspect, radiator, stairs to first floor, under stairs storage cupboard, consumer unit, radiator, thermostat, further doors to:

Kitchen



8' 1" x 8' 1" (2.46m x 2.46m) UPVC to front aspect, radiator, variety of base and eye level units with roll top working surfaces over, tiled splashbacks, inset stainless steel sink, drainer with mixer tap over, inset four ring gas hob with extractor fan over, inset electric fan assisted oven with grill, tiled floor, space for freestanding fridge/freezer, under counter space for washing machine, serving hatch to living room

Living Room



14' 6" x 16' 7" (4.42m x 5.05m) UPVC French doors and window to rear aspect, radiator, variety of communication points, further doors and open plan to:

Wet Room



W.C, pedestal wash hand basin, tiled floor and walls throughout, chrome wall mounted towel radiator, wet room shower, strip light with shaver point, UPVC to front aspect

Bedroom Four



18' 6" x 11' 1" (5.64m x 3.38m) UPVC to French doors to side aspect, UPVC windows to rear aspect, built in mirror fronted wardrobes, radiator, variety of communication points, loft access

First Floor

First Floor Landing

UPVC window to side aspect, stairs to ground floor, radiator, loft access, further doors to:

Property Details.

Master Bedroom



11' 5" x 8' 2" (3.48m x 2.49m) UPVC window to side aspect, radiator, built in wardrobe

Bedroom Two



8' 2" x 14' (2.49m x 4.27m) Radiator, UPVC window to rear aspect, variety of communication points

Bedroom Three

10' x 5' 9" (3.05m x 1.75m) UPVC window to rear aspect, radiator, variety of communication points

Family Bathroom



UPVC to front aspect, W.C, pedestal wash hand basin, chrome wall mounted towel rail, panel bath with shower over and screen, mosaic tiled walls, tiled floor, extractor, over stairs cupboard

Garden & Parking



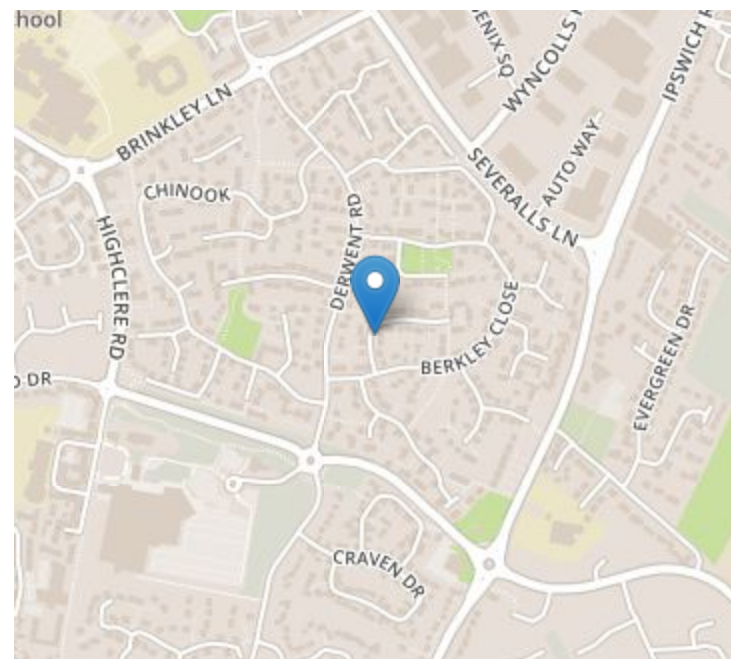
As previously mentioned, the property resides on a small gradient and features a small and attractive front garden, enclosed by a low brick wall. There is off road parking on the private driveway for one/two vehicles. The house benefits from solar panels, providing cheaper utility bills. The house benefits from a private rear garden, laid to lawn and featuring a small patio area. There is the added benefit of two water butts and a shed of timber construction to remain with the property, providing additional outdoor storage. There is also the added benefit of an outdoor tap and light.

Property Details.

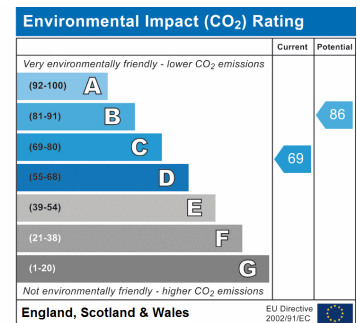
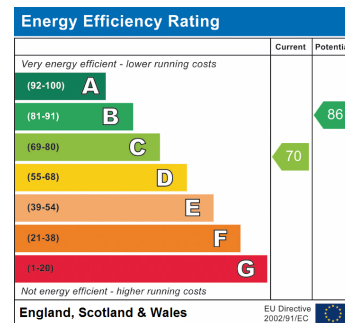
Floorplans



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.