



- Chain Free Sale
- Sought After Position
- Detached Bungalow
- Three Bedrooms
- Beautifully Presented
- Garage and Ample Parking
- Wonderful Gardens
- Modern Throughout

71 Manor Road, Wivenhoe, Colchester, Essex. CO7 9LL.

Viewing Day Saturday the 19th of June from 11am to 2pm, please call to register and book your slot. A beautifully presented detached bungalow in this most sought after position on a tree lined road in middle Wivenhoe. Offered with no onward chain and having been modernised throughout this property offers versatile space and gorgeous gardens. There are three bedrooms, bathroom, lounge, dining room, kitchen, garage and ample parking. Call now for more details.



Property Details.

All accommodation on one level

Entrance Hall

Wood effect flooring, two fitted cupboards, radiator, doors to.

Lounge



13' 10" x 12' 0" (4.22m x 3.66m) Windows to front and side, radiator, inset living flame gas fireplace, twin glazed doors to dining room.

Dining Room



16' 6" x 8' 1" (5.03m x 2.46m) French doors to garden, window to side, radiator, two openings to kitchen.

Kitchen



15' 1" x 8' 4" (4.60m x 2.54m) Window to rear, fitted cupboard, airing cupboard, Luxury vinyl tile floor, a modern range of fitted units and drawers with worktops over, inset sink and drainer, matching eye level units, Neff twin ovens, Neff induction hob, stainless steel splashback, extractor, Bosch slimline dishwasher, spaces for washing machine and tumble dryer, openings to dining room.

Bedroom



12' 4" x 11' 2" (3.76m x 3.40m) Window to front, radiator, fitted bedroom furniture and wardrobes.

Property Details.

Bedroom



11' 3" x 8' 4" (3.43m x 2.54m) Window to rear, radiator, fitted sliding wardrobes.

Bedroom



9' 2" x 8' 10" (2.79m x 2.69m) Window to side, radiator, currently used as a study.

Bathroom



Mobility panel bath with shower attachment, window to side, radiator, a wide range of fitted furniture, enclosed cistern WC, vanity wash hand basin.

Outside

Rear Garden



Enclosed by panel fencing, with gated side access, patio area, greenhouse, various trees, shrubs and plants and remainder laid to lawn. Access to garage.

Garage

18' 2" x 9' 5" (5.54m x 2.87m) Up and over door to front, window and door to side, power and light connected.

Driveway

Secured behind twin gates providing ample off road parking.

Front garden and further parking.

Retained by dwarf walling with low maintenance shrubs and plants, twin driveways.

