



- Stunning Apartment
- Walk To The Town And Station
- Fabulous Open Plan Kitchen/Dining/Living Space
- Private Balcony
- Two Double Bedrooms
- Two Luxury Bathrooms
- Allocated Parking

25 Whitworth House, Stable Road, Colchester, Essex. CO2 7TL.

A stunning two bedroom apartment forming part of this highly sought after development, set adjacent to Abbey Fields and within walking distance of the Town Centre and Station. The property was constructed in 2017 to an excellent specification and features an array of stylish and spacious accommodation throughout. Highlights include two double bedrooms, two luxury bathrooms and a fabulous open plan kitchen/dining & living space with doors opening to a sizeable private balcony. Furthermore there is allocated parking and the property also enjoys the rare benefit of gas central heating. An ideal first time purchase or investment, viewing essential.



Property Details.

Second Floor

Entrance Hall

Built in storage/airing cupboard, washing machine, telephone entry point, doors to:

Open Plan Kitchen/Dining & Living Space



20' 2" x 10' 8" (6.15m x 3.25m)

Kitchen:

Karndean flooring, radiator, stylish range of fitted base and eye level units with working surfaces to side and up-stands, built in electric oven and hob with extractor hood above, built in fridge/freezer, dishwasher, inset sink unit, inset LED spotlights, open plan to:

Living/Dining Area:

Karndean flooring, radiator, large UPVC window and door opening out to:

Balcony

A sizeable private balcony laid with wood decking and enclosed by contemporary glass balustrades.

Bedroom One



11' 3" x 10' 8" (3.43m x 3.25m) Karndean flooring, radiator, large UPVC window to rear, door to:

En-Suite



Tiled flooring, half tiled walls, low level WC, wall mounted hand wash basin, walk in double shower cubicle, inset LED spotlights, extractor fan.

Property Details.

Bedroom Two



10' 7" x 7' 8" (3.23m x 2.34m) Karndean flooring, radiator, large UPVC window to rear.

Bathroom



Tiled flooring, radiator, half tiled walls, low level WC, wall mounted hand wash basin, panel bath with fully tiled surround, integrated shower and glass shower screen over, inset LED spotlights, extractor fan.

Outside



The property benefits from one allocated parking space, further visitors spaces are available on a first come, first serve basis.

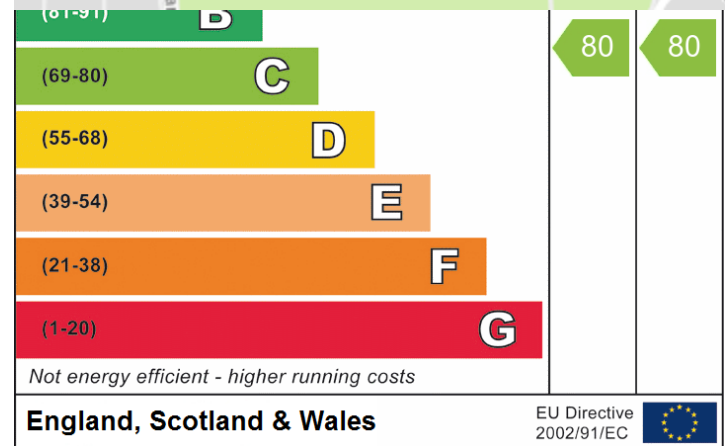
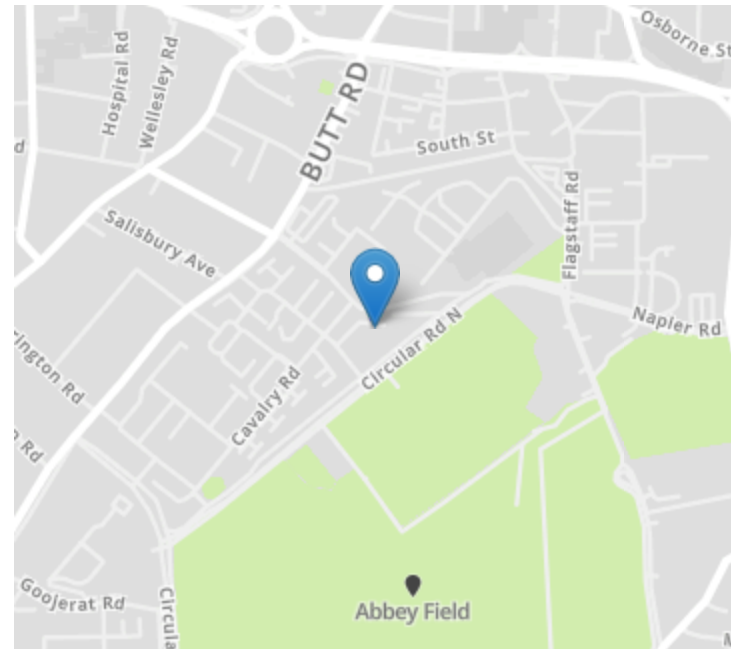
Lease

The property is offered on a leasehold basis and we understand that there are 993 years remaining. We are advised by our clients that services charges are payable at £1600 per annum and that ground rent is payable at £250 per annum. We would however advise any interested parties to verify this information via their solicitor prior to any financial commitment.

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.