



- Constructed By High Reputable Builders 'Bloor Homes'
- Open Plan Kitchen/Dining Area, Finished To A High Standard
- Separate Utility Area
- Three Generous Bedrooms With An En Suite To Master
- Driveway Providing Parking For Multiple Vehicles
- Ground Floor Cloakroom
- Excellent Condition Throughout
- Ideal Family Home

13 Venus Road, Colchester, Colchester, Essex. CO2 9GZ.

Presented to the market in good order is this three bedroom semi-detached three storey house, constructed by reputable builders BLOOR HOMES, and located to the south of Colchester in 'Shrub End' offering great access to nearby schools, shops and a variety of local amenities. Having been well maintained by the current owners this sizeable home would make an ideal purchase for the growing family or for the avid purchaser looking to extend and create their dream home. The ground floor comprises of a welcoming entrance hall then leading into a generous living room, then moving on into the modern kitchen/dining area, fitted with a high range of gloss units, integrated appliances and utility area. Completing the ground floor offers a ground floor cloakroom. To the first floor features a modern family bathroom suite and two generous bedrooms. To the third floor, presents to the master bedroom with Velux windows offering partial field views to the front. Further features include an En suite shower room.



Property Details.

Ground Floor

Hallway

Main door into hallway, stairs to first floor, door leading to:

Living Room



14' 1" x 11' 0" (4.29m x 3.35m) UPVC window to front aspect, radiator, door to:

Kitchen



14' 0" x 13' 0" (4.27m x 3.96m) Full range of base and eye level units, cupboards and work surfaces, integrated appliances, French doors to rear, tiled floor, inset double oven, stainless sink/drainer, access into utility space for space for washing machine, door to:

Cloakroom

Low level W.C, vanity wash basin, radiator.

First Floor

Bedroom Three



10' 0" x 7' 0" (3.05m x 2.13m) UPVC window to front, radiator.

Bedroom Two



14' 0" x 9' 0" (4.27m x 2.74m) UPVC window to front, radiator.

Property Details.

Bathroom



7' 0" x 7' 0" (2.13m x 2.13m) UPVC window to side aspect, low level WC, wash hand basin, bath with shower over, radiator.

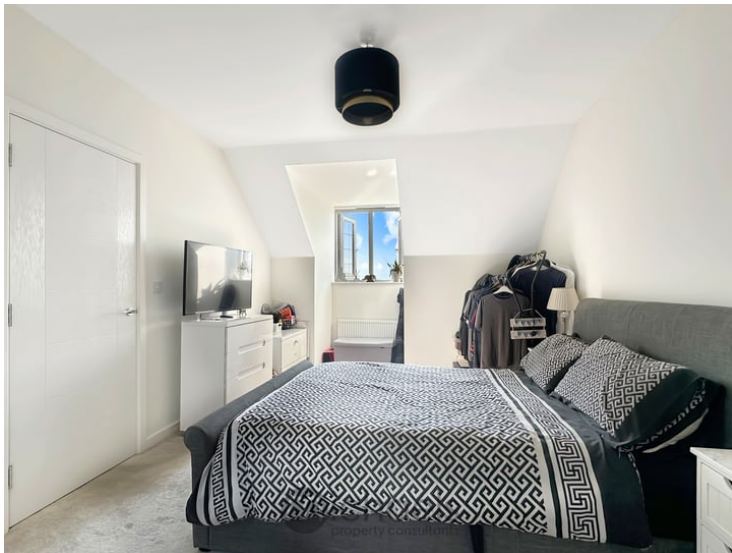
En Suite



8' 0" x 7' 0" (2.44m x 2.13m) Low level W.C, vanity wash basin, shower cubicle, radiator.

Second Floor

Master Bedroom



20' 1" x 10' 1" (6.12m x 3.07m) UPVC window to front aspect, eaves storage, radiator, door to:

Outside



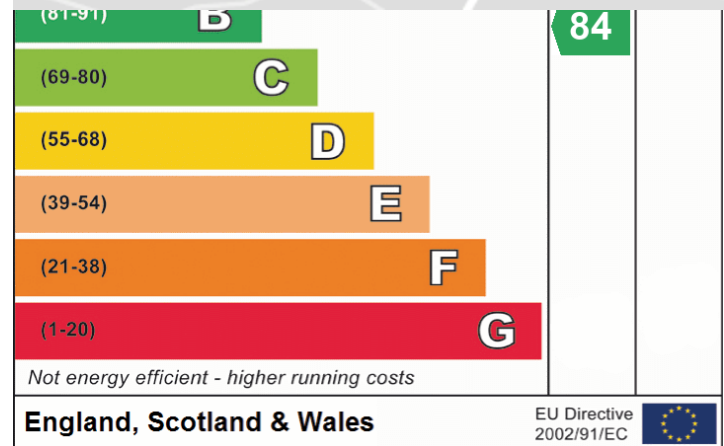
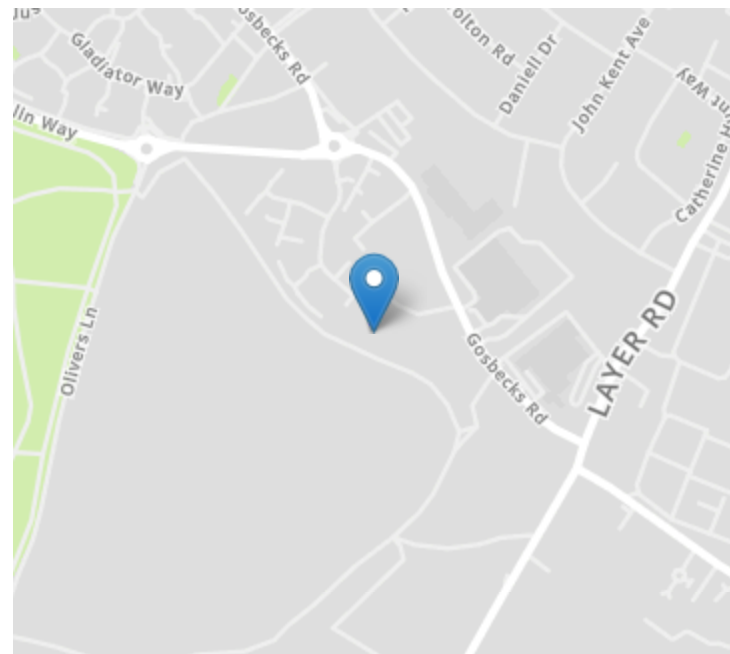
Outside the property offers a large garden garden, predominantly laid to lawn and enclosed by panel fencing. The garden comes with two sheds and a summer house which are all to remain. From the garden there is gated side access which leads to out to the driveway, providing parking for multiple vehicles.

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.