



- Sought After Earls Colne Village Location
- Generously Sized End Of Terraced House
- Three Well Pro-Portioned Bedrooms
- Front Aspect Living Room
- Kitchen/Diner With Adjacent Utility Area
- Newly Fitted UPVC Double Glazing & Boiler Installed in 2025
- Front & Good Sized Rear Garden
- Parking Available In Layby To The Front Of Property

Atlas Road, Earls Colne, Colchester, Essex. CO6 2LX.

Situated on Atlas Road in the popular village of Earls Colne, this generously sized three-bedroom end of terraced home offers spacious accommodation throughout and presents an excellent opportunity for a prospective purchaser to put their own stamp on the property.



Property Details.

Location

Earls Colne is a charming and historic village located in the county of Essex. Known for its attractive countryside surroundings and strong sense of community, the village offers a blend of characterful period properties alongside more modern homes.

Earls Colne benefits from a good range of local amenities including shops, pubs, cafés, a primary school, and healthcare facilities, making it a convenient place for everyday living. The village is surrounded by scenic countryside within the Colne Valley area, providing plenty of opportunities for walking and outdoor activities.

Despite its rural feel, Earls Colne offers good access to nearby towns such as Halstead and Colchester, while rail links from nearby stations provide connections to London, making it a popular location for commuters seeking village living.

Room Measurements

Entrance Hall

Living Room



4.31m x 3.86m (14' 2" x 12' 8")

Kitchen/Dining Room



3.61m x 4.19m (11' 10" x 13' 9")

Utility Area

Landing

Bedroom One



3.88m x 5.26m (12' 9" x 17' 3")

Property Details.

Bedroom Two



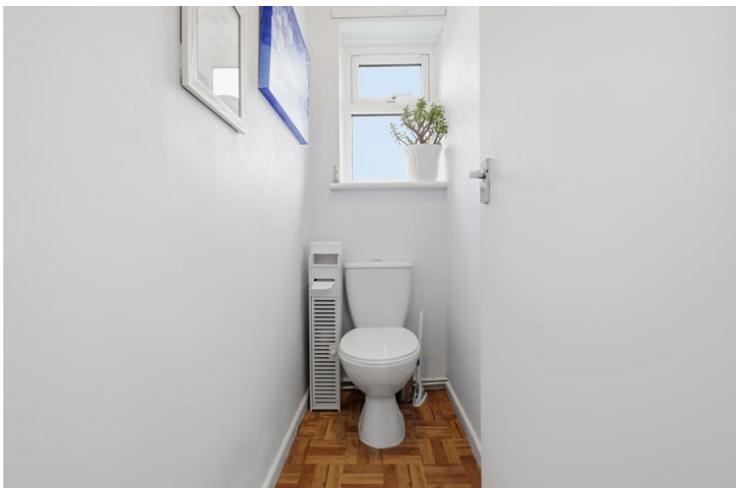
3.40m x 3.97m (11' 2" x 13' 0")

Bedroom Three



2.58m x 3.19m (8' 6" x 10' 6")

WC



Bathroom



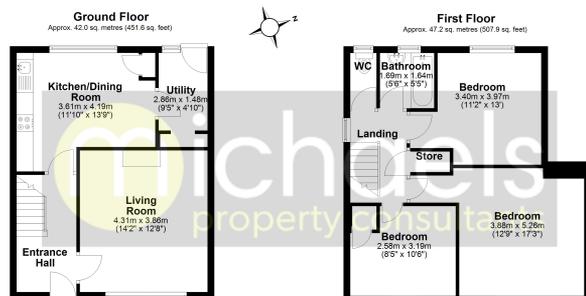
Gardens



To the front there is a good sized garden which is predominately lawn which leads to the property. There is also side access into the garden. To the rear garden is also a very generous size and is a blank canvass.

Property Details.

Floorplans



Total area: approx. 89.1 sq. metres (959.5 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operating or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/closet space. No guarantee is given to other measurements including total areas. Buyers are advised to take their own measurements.

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Plan produced using 2D/4D

Atlas Road, Earls Colne

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.