



Monkwick Avenue, Colchester, CO2 8NB

welcome to

Monkwick Avenue, Colchester

This IMMACULATELY PRESENTED semi detached family home offers spacious accommodation, off street parking and a beautifully landscaped rear garden. The property is located on the south side of Colchester, offering access to local amenities, schools and green spaces.



Viewing is strongly advised of this stunning home is situated around 2 miles from Colchester town train station and the city centre.

Ground floor accommodation comprises entrance hall, dual aspect living room and modern bespoke kitchen/diner with door to rear garden. The first floor offers three bedrooms and a modern family bathroom.

Externally there is a driveway providing off road parking for several cars and a lovely landscaped enclosed rear garden.

Entrance Door To:

Entrance Hall

Tiled floor, stairs to first floor, built-in cupboard, radiator, doors to:

Living Room

13' 1" x 10' 10" (3.99m x 3.30m)

Upvc double glazed windows to side and rear, modern vertical radiator, carpet, wall mounted fire.

Kitchen / Dining Room

17' 3" max x 8' 11" max + door recess (5.26m max x 2.72m max + door recess)

Tiled floor, upvc double glazed windows to front and rear, upvc double glazed door to rear, extensive range of modern matching base and eye level units, work surfaces, built-in dishwasher + fridge/freezer + washing machine + eye level cooker and grill + inset four ring gas hob with splashback and extractor fan over, inset stainless steel sink and drainer unit with mixer tap, tiled splashback, laminate wood flooring, ceiling spotlights.

First Floor Accommodation

Landing

Carpet, loft access, doors to:.

Bedroom One

12' 3" max x 10' 11" max (3.73m max x 3.33m max)

Upvc double glazed window to rear, built-in storage cupboard, radiator, carpet.

Bedroom Two

10' max x 7' min + door recess (3.05m max x 2.13m min + door recess)

Upvc double glazed window to rear, carpet, radiator.

Bedroom Three

9' 11" max x 7' max (3.02m max x 2.13m max)

Upvc double glazed window to front, radiator, carpet, over stairs cupboard.

Bathroom

Panel enclosed bath with shower over, low level w.c., wash hand basin, lino flooring, heated towel rail, tiled walls, window to front.

Outside

There is a driveway to the front providing off road parking for up to three cars.

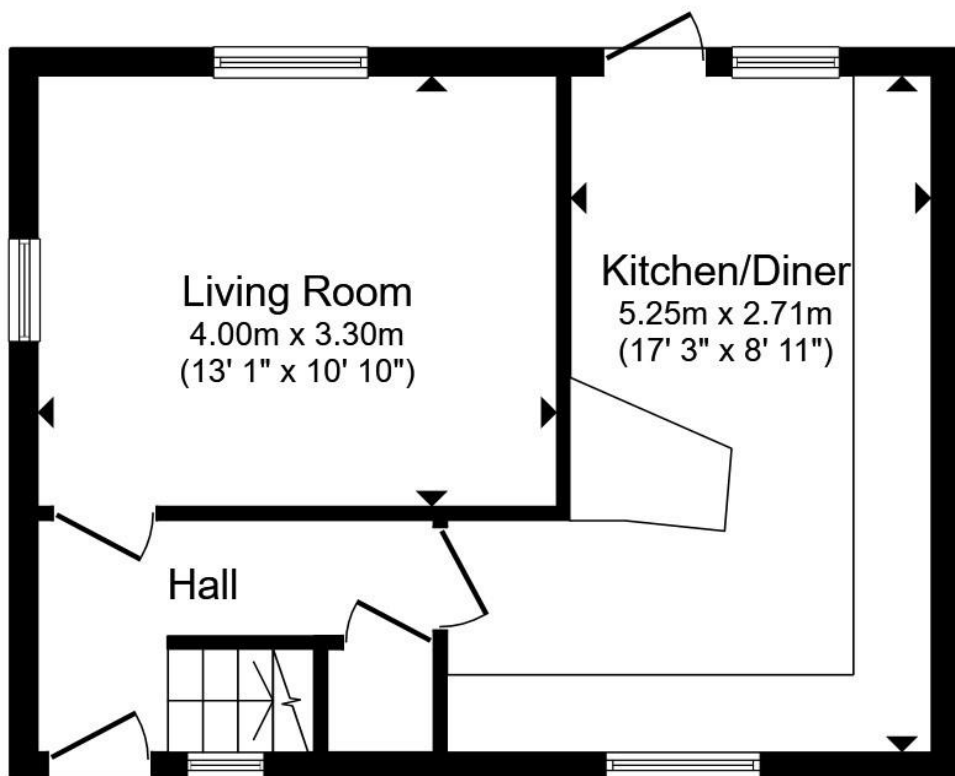
There is a stunning landscaped rear garden which commences with paved patio seating area with raised flower and shrub beds, pathway to rear and artificial lawned area, all enclosed by panel fencing.

There is a LARGE WORKSHOP to rear with power and window to rear, as well as a shed.

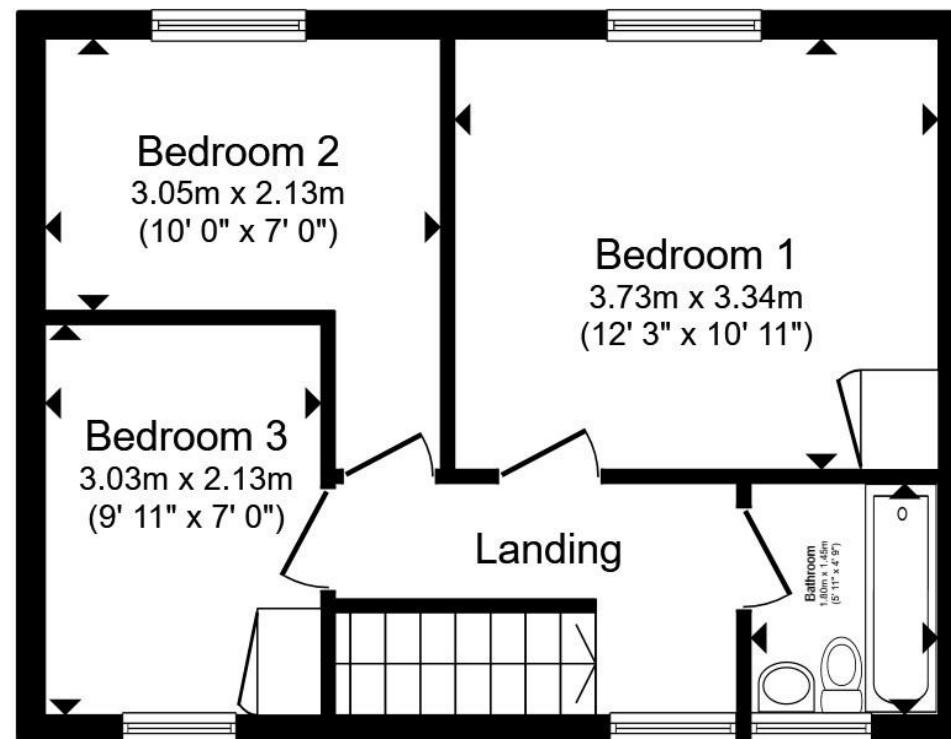


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Ground Floor



First Floor

Total floor area 72.1 m² (776 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



welcome to

Monkwick Avenue, Colchester

- Stunning Semi Detached House
- Lounge & Modern Kitchen/Diner
- Three Bedrooms
- Modern Family Bathroom
- Landscaped Rear Garden
- Parking For Several Cars
- BEAUTIFULLY PRESENTED THROUGHOUT

Tenure: Freehold EPC Rating: C

Council Tax Band: B

offers in excess of

£300,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
CCS121551 - 0003

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