



# 5 bedroom Detached House located in Colchester.

Guide Price  
£500,000 - £550,000

Find us on..



JOHN ALEXANDER  
ESTATE AGENTS



JOHN ALEXANDER  
ESTATE AGENTS

# 509 Ipswich Road Colchester CO4 9HD



5



3



2



F



EPC

B



## FULL DESCRIPTION

### OVERVIEW

\*\*\*GUIDE PRICE of £500,000 - £550,000\*\*\*

John Alexander are please to present to market this five bedroom detached former show home with NO ONWARD CHAIN. Situated to the North of Colchester with great A12 & A120 this stunning family home is also perfectly positioned for Colchester General Hospital, Northern Gateway, Severalls Industrial Park and the mainline railway station. Property benefits include three reception rooms, utility room, cloakroom, en-suite to master bedroom, two family bathrooms, enclosed rear garden and a garage with off road parking.

### ENTRANCE HALL

### DINING ROOM

12' 11" x 8' 7" (3.96m x 2.62m)

### KITCHEN/BREAKFAST ROOM

20' 4" x 10' 11" (6.2m x 3.35m)

### UTILITY

### CLOAKROOM

### LOUNGE

14' 8" x 14' 9" (4.48m x 4.5m)

### FIRST FLOOR LANDING

### BEDROOM ONE

15' 10" x 11' 5" (4.85m x 3.48m)

## ENSUITE

### BEDROOM TWO

11' 6" x 8' 7" (3.53m x 2.62m)

### BEDROOM THREE

10' 0" x 8' 6" (3.07m x 2.6m)

### FAMILY BATHROOM

### SECOND FLOOR LANDING

### BEDROOM FOUR

18' 0" x 14' 9" (5.5m x 4.5m)

### BEDROOM FIVE

18' 0" x 10' 0" (5.51m x 3.07m)

### SHOWER ROOM

### OUTSIDE

To the rear of the property there is an enclosed garden mostly laid to lawn with a patio area and shrub borders. Access to the garage and parking can be accessed via a gate from the garden.





  
JOHN ALEXANDER  
ESTATE AGENTS



  
JOHN ALEXANDER  
ESTATE AGENTS



  
JOHN ALEXANDER  
ESTATE AGENTS

## FLOORPLAN



## DIRECTIONS

### CONTACT

London Road  
Stanway  
Colchester  
Essex  
CO3 0NY

E [info@john-alexander.co.uk](mailto:info@john-alexander.co.uk)

T 01206 656007

[www.john-alexander.co.uk](http://www.john-alexander.co.uk)

Find us on..



**JOHN ALEXANDER**  
ESTATE AGENTS