



WILLIAM HARRIS WAY, COLCHESTER, CO2

£1,000 PCM





Ezelet are delighted to offer to the rental market a two bedroom flat, situated in Old Heath area, the property comprises of a lounge/ diner, kitchen, a double bedroom with an en suite and a single bedroom and bathroom. The property has electric heating throughout. Externally the property has a communal garden and allocated parking for one car. The property is offered unfurnished and is available now. An early viewing is advised to appreciate the property to offer.

#### ENTRANCE HALL

Secure entrance door into.



#### LOUNGE/DINER

19' 10" x 11' 2" (6.05m x 3.4m) UPVC double glazed windows to the front, electric heating, fitted carpet.

#### KITCHEN

13' 2" x 5' 9" (4.01m x 1.75m) UPVC double glazed window to the rear, eye level and base units with over worktops, inset stainless steel sink, integrated oven/ hob, extractor fan, space for under counter Fridge, space for Fridge/ freezer, space for washing machine, vinyl flooring.





### BEDROOM ONE

13' 3" x 10' 3" (4.04m x 3.12m) UPVC double glazed window to the rear, electric heater, fitted carpet.

### ENSUITE

Shower with glass screen, low level wc, hand wash basin, vinyl flooring.

### BEDROOM TWO

14' 1" x 7' 4" (4.29m x 2.24m) UPVC double glazed window to the front, electric heater, fitted carpet.

### BATHROOM

Bath with mixer tap shower, low level wc, hand wash basin, vinyl flooring.



### GARDEN

Enclosed rear garden, laid to lawn.

### PARKING

Allocated parking for one vehicle.

Rent: £1,000.00

Holding Deposit: £230.76

Security Deposit: £1,153.84



Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C	79 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		