



# 2 bedroom Apartment located in Highwoods.

Guide Price  
£175,000 - £200,000

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**JOHN ALEXANDER**  
ESTATE AGENTS

# Bignell Croft Highwoods Colchester CO4 9TX

## FULL DESCRIPTION

### THE HOME

\*\*\*GUIDE PRICE £175,000 TO £200,000\*\*\*

John Alexander is pleased to bring to market a well-presented top floor apartment situated in the popular area of Highwoods. The property benefits from two good-sized bedrooms, open plan kitchen/diner and a lounge. These modern residences offer a comfortable living environment, making them suitable for first-time buyers or investors.

\*\*\*CHAIN FREE\*\*\*

Each apartment includes an open-plan layout that maximizes space and light. The living areas are welcoming and provide a great place for relaxation and socializing. Large windows enhance the bright atmosphere.

The kitchens are functional and equipped with integrated appliances whilst offering plenty of storage and countertop space. The bedrooms are comfortable and designed for restful nights, complete with adequate storage options.

### DIMENSIONS

#### Entrance Hallway

Loft access, security entrance phone, wall mounted storage heater, storage cupboard

Bedroom One 9'8" x 9'7" (2.95m x 2.92m)

Wall mounted electric heater, window with secondary unit

#### Family Bathroom

Bedroom Two 9'8" x 7'3" (2.95m x 2.21m)

Wall mounted electric heater, window with secondary unit

Lounge 12'10" x 11'0" (3.91m x 3.35m)

Wall mounted electric heater, window with secondary unit

Kitchen 9'2" x 7'2" (2.79m x 2.18m)

Integrated electric oven with cupboard over and under, wooden laminate work surfaces with cupboards under, four ring electric hob with extractor over, range of eye level cupboards, stainless steel one and a half sink and drainer set into surface, space for washing machine, double eye level cupboards, spaces for fridge/freezer.

Open archway to dining area

Dining area 7'5" x 5'5" (2.26m x 1.65m)

Double glazed window, wall mounted electric heater

### OUTSIDE

The property benefits from garden communal space and also provides an allocated car park space.

### THE LOCATION

The area is well-equipped with local amenities, including a variety of shops, supermarkets, cafes, and restaurants, ensuring that residents have everything they need within easy reach. Highwoods is also conveniently located near the Colchester General Hospital and the Highwoods Country Park, which offers scenic walking trails, playgrounds, and picnic areas, perfect for outdoor activities and family outings.

Additionally, Highwoods offers great transport links, including easy access to the A12, making commuting to nearby towns and cities straightforward.



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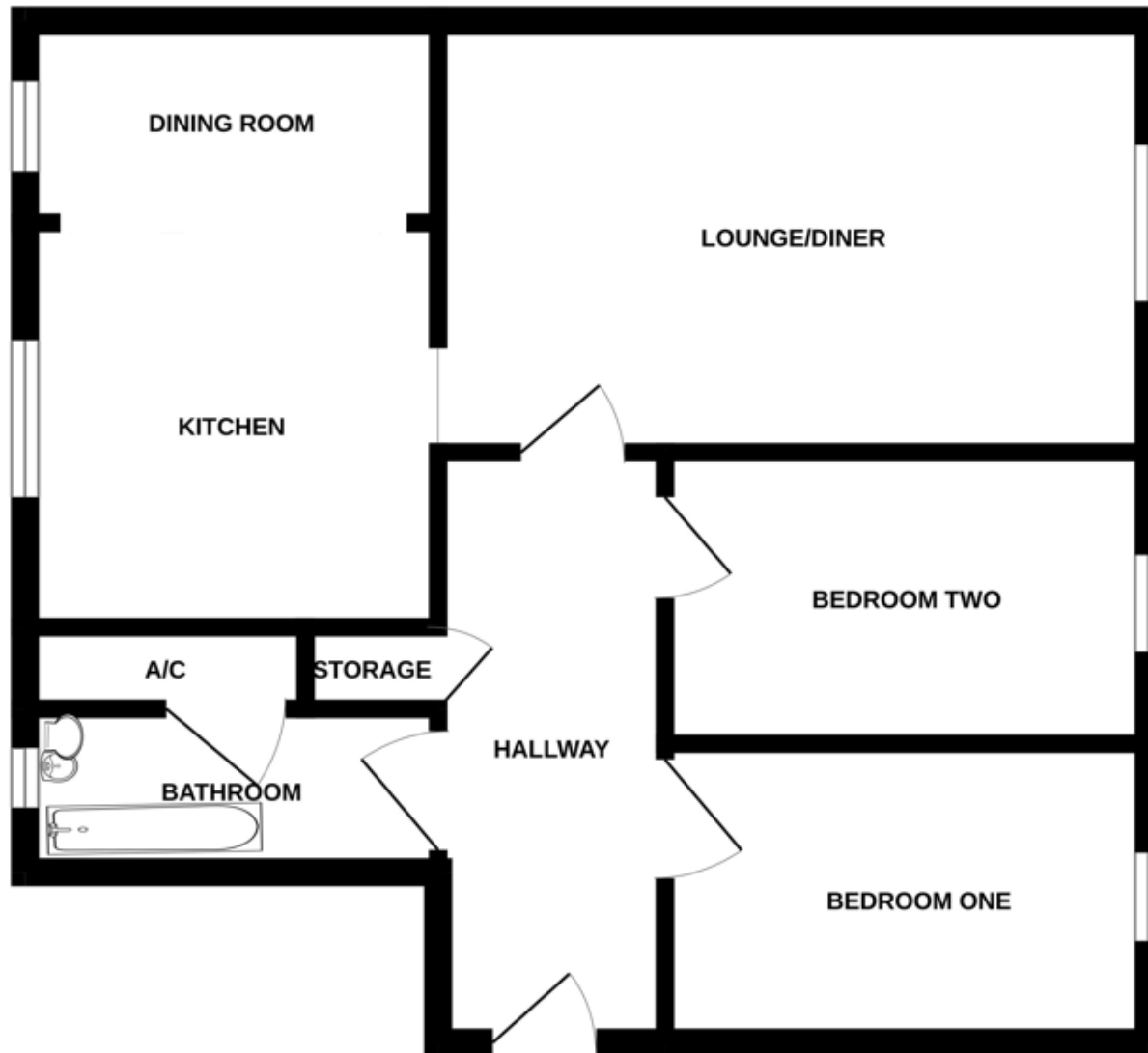
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## FLOORPLAN



## DIRECTIONS

### CONTACT

99 London Road  
Stanway  
Colchester  
Essex  
CO3 0NY

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

T 01206 656007

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

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