



**3 bedroom
Detached
House located
in Mile End.**

Guide Price
£325,000 – £350,000

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JOHN ALEXANDER
ESTATE AGENTS

Mill Road Mile End Colchester CO4 5LP

FULL DESCRIPTION

*** GUIDE PRICE £325,000 - £350,000 ***

We are delighted to offer this three bedroom detached house requiring modernization throughout with huge potential to extend (stp).

The property has a double length garage and generous size rear garden. NO CHAIN!!!

ENTRANCE HALL

Radiator.

CLOAKROOM

Low level WC, pedestal wash basin, obscure double glazed window to front.

LOUNGE/DINER

27' 4" x 15' 9" (8.33m x 4.8m)

Double glazed windows to front and rear, stairs to first floor, two radiators.

KITCHEN

11' 0" x 7' 5" (3.35m x 2.26m)

Stainless steel one and a half bowl sink unit with cupboards under, matching base and eye level cupboards, roll top worksurfaces, built in double oven, hob and chimney extractor fan, space for fridge freezer, washing machine, larder cupboard housing gas boiler, double glazed windows and door to rear.

LEAN TOO CONSERVATORY

LANDING

Access to loft space, radiator.

BEDROOM ONE

14' 0" x 9' 10" (4.27m x 3m)

Double glazed window to front, radiator, double wardrobe cupboard.

BEDROOM TWO

10' 5" x 9' 1" (3.18m x 2.77m)

Double glazed window to rear, radiator, airing cupboard.

BEDROOM THREE

8' 8" x 6' 5" (2.64m x 1.96m)

Double glazed window to front, radiator.

BATHROOM

Panelled bath, wash basin, low level WC, radiator, obscure double window to rear.

OUTSIDE

Driveway providing off road parking leading double length garage.

Rear garden is of a generous size being laid top lawn, shrubs, shed, patio.

DOUBLE LENGTH GARAGE

34' 2" x 8' 2" (10.41m x 2.49m)

Up and over door, personal door to garden.



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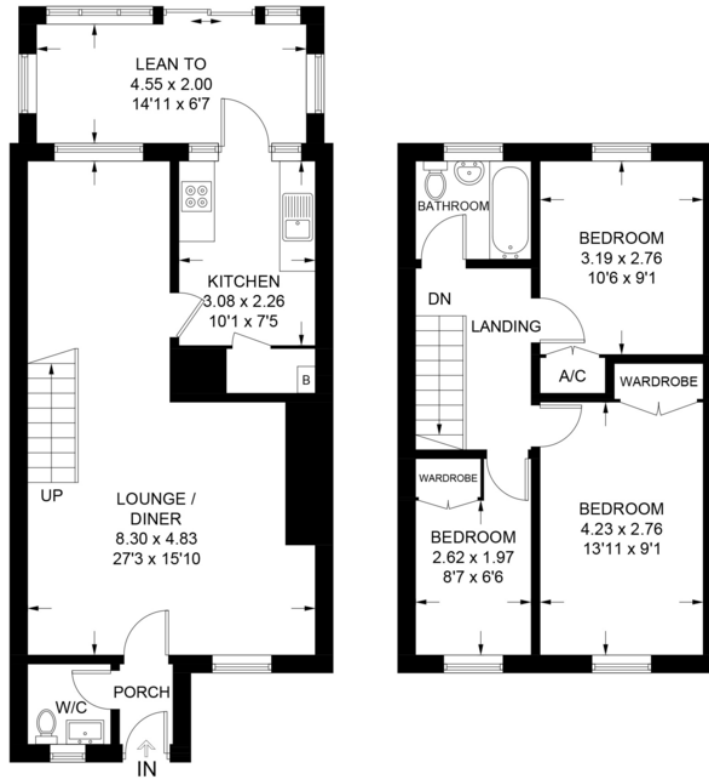




FLOORPLAN

Mill Road

Approximate Gross Internal Area
94.9 sq m / 1022 sq ft



Ground Floor
54.7 sq m / 589 sq ft

First Floor
40.2 sq m / 433 sq ft

Illustration for identification purposes only,
measurements are approximate, not to scale.

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