

oakheart

£168,750

Birch Close, Feering, Colchester



**\*45% Shared Ownership - Eastlight Homes\***

This beautifully appointed three-bedroom semi-detached home is ideally positioned in the highly sought-after village of Feering. This attractive property enjoys a prime location within walking distance of the mainline train station, local shops, and everyday amenities, while also offering excellent access to the A12 for convenient travel towards Colchester, Chelmsford, and beyond.

The well-planned accommodation is arranged over two floors and begins with an inviting entrance hall leading to a bright and spacious lounge, perfect for family relaxation. To the rear of the home, an impressive open-plan kitchen and dining area provides the ideal hub for modern living, complete with doors opening directly onto the

rear garden to create a wonderful indoor-outdoor flow. A useful utility room and a ground-floor cloakroom add practicality to the layout.

Upstairs, the principal bedroom is double in size, while bedroom two is also a double and the third being a single with built in storage, all are served by a beautifully finished modern family bathroom.

Outside, the property continues to impress with a garage and private driveway providing ample off-road parking. The enclosed rear garden has been thoughtfully landscaped to provide an inviting space for outdoor dining, entertaining, or simply relaxing in the warmer months.

This property perfectly combines modern comfort with village charm in one of the area's most desirable locations. Early viewing is highly recommended to fully appreciate the quality, space, and lifestyle on offer.

**For shared ownership:**

Household income no more than £80,000 per year, do not have their names on any other house deeds and are unable to afford a suitable property on the open market.

The rent on the 45% share that Eastlight owns is £502 Per annum














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Local Authority:

Tenure:  
Leasehold

Council Tax Band:  
D

### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon.

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