

# oakheart



£210,000

Offers In Excess Of  
Christopher Garnett Chase, Stanway,  
Colchester

Set on the top floor of a modern development in Stanway, this stylish two-bedroom, two-bathroom apartment offers contemporary living with a bright open-plan layout and private balcony.

The spacious kitchen/living area enjoys excellent natural light and opens directly onto a balcony—perfect for morning coffee or al fresco dining, with space for a table and chairs. The main bedroom is a generous double with a modern en suite shower room, while the second double bedroom is ideal for guests or a home office. A separate family

bathroom features a bath with shower over, and there are two large storage cupboards accessible from the hallway for added practicality.

Further benefits include two allocated parking spaces, gas central heating, and double glazing throughout.

Situated in a sought-after part of Stanway, the property enjoys excellent access to local amenities, including Stanway Retail Park, Tollgate Shopping Centre, and a range of popular restaurants and cafes.

Excellent transport links are close by, with easy access to the A12 and frequent bus routes into Colchester Town Centre and Colchester North Station—ideal for commuters. Well-regarded local schools and green spaces such as Lexden Park and Stanway Green are also within easy reach.

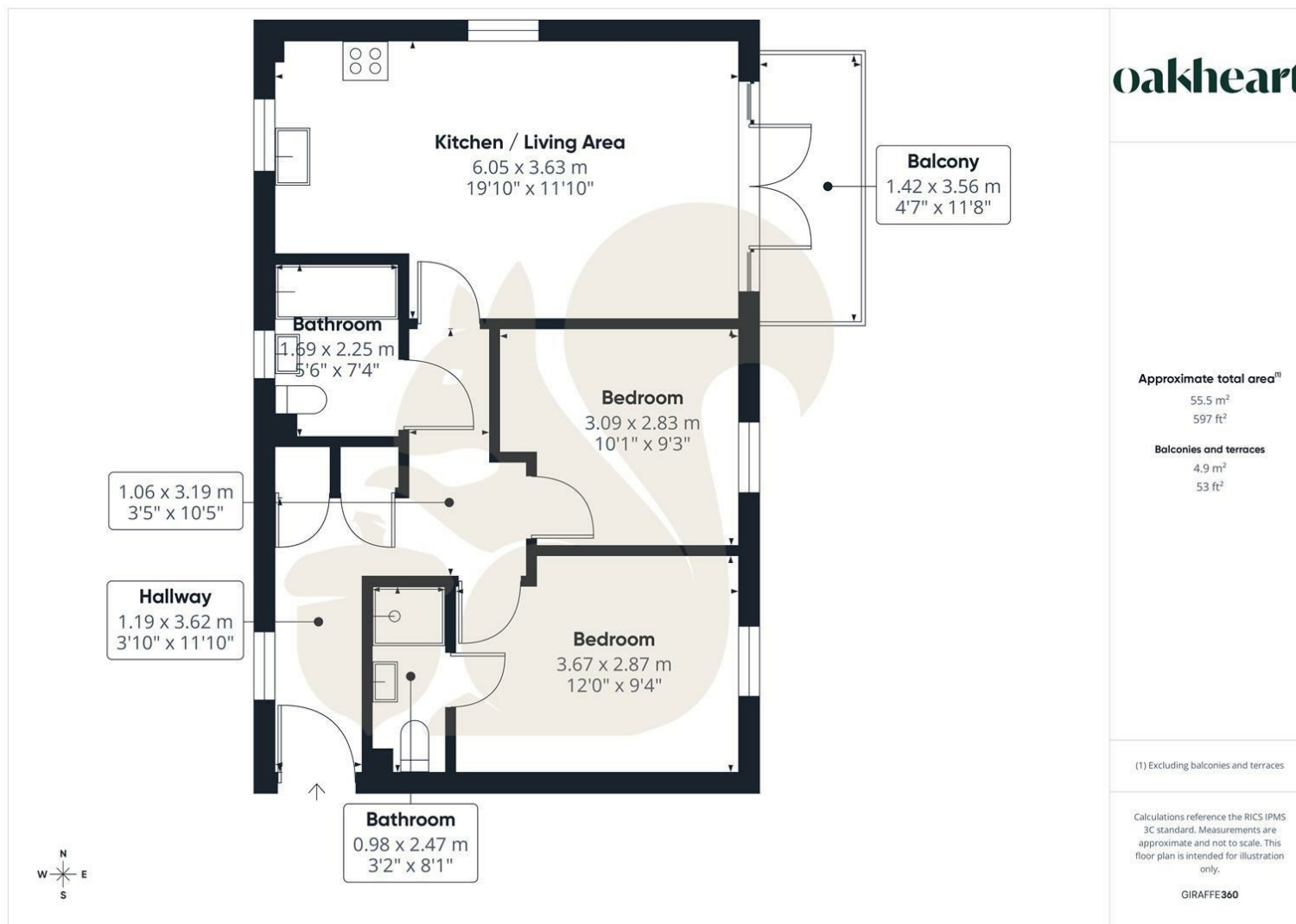
This modern apartment combines convenience, comfort, and style—ideal for first-time buyers, professionals, or investors alike.











Local Authority:  
Colchester

Tenure:  
Leasehold

Council Tax Band:  
B

### 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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