

oakheart

£1,300 Per Month

Per Month

Scarletts Road, Colchester

Welcome to this delightful Victorian semi-detached house, nestled in the sought-after area to the south of Colchester. This well presented house is situated close to local amenities, schools, and transport links, making it perfect for families and commuters alike.

As you step through the entrance hall, you are greeted by a spacious lounge diner, perfect for both

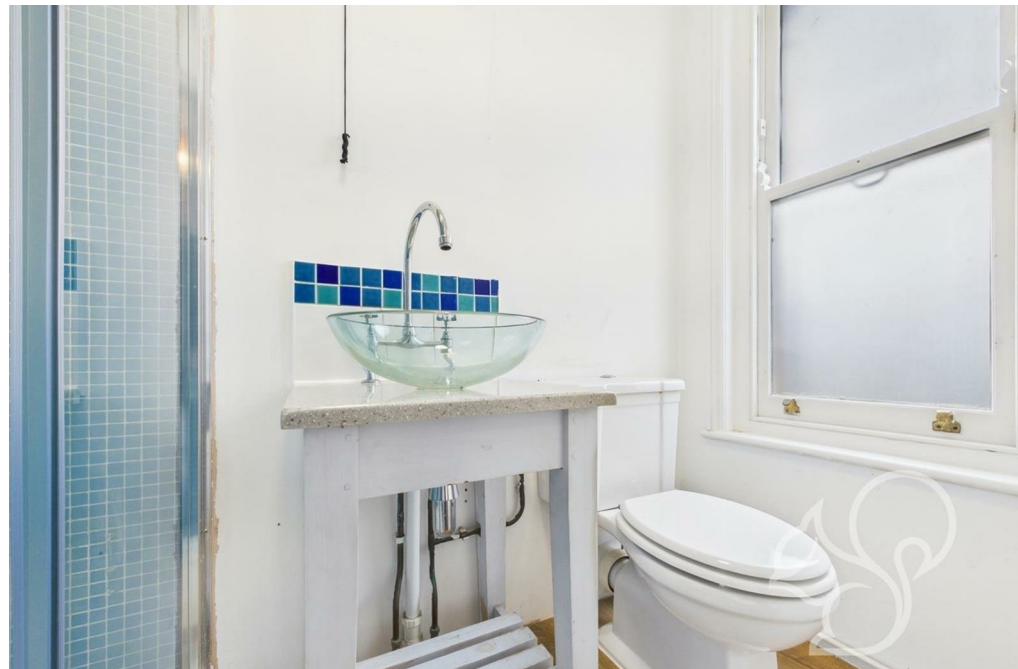
relaxing and entertaining. Large windows flood the space with natural light, creating a warm and inviting atmosphere. At the rear, the well-appointed kitchen offers a practical layout and features a door that opens onto the lovely rear garden.

Ascending the stairs to the first floor, you'll find access to three comfortable bedrooms. The principal

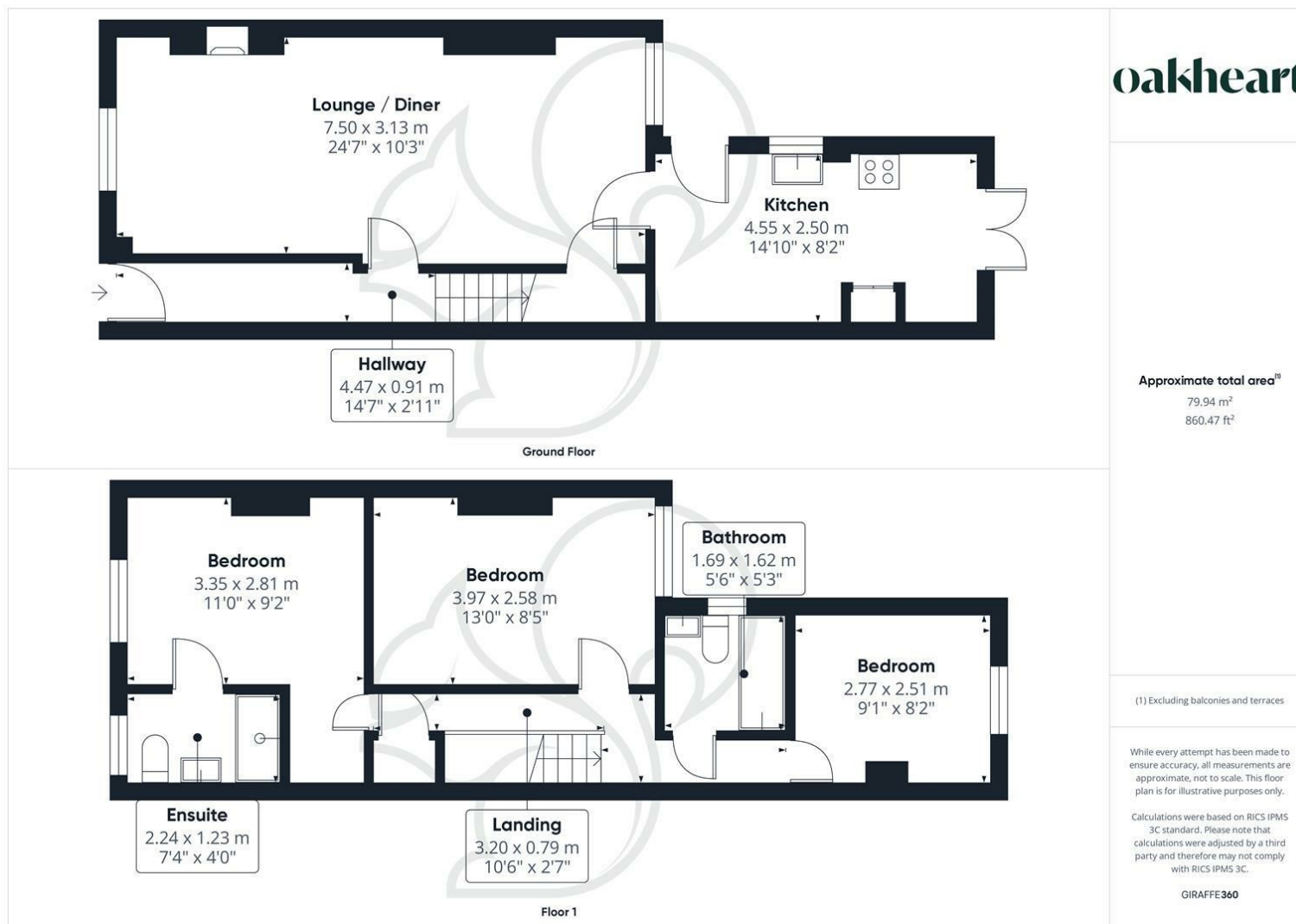
bedroom boasts an ensuite shower, offering a private retreat for your convenience. A further family bathroom serves the remaining bedrooms, ensuring ample facilities for the whole family. On-street parking is available via permit, ensuring ease and convenience for residents.












oakheart

Local Authority:
Colchester

Tenure:

Council Tax Band:
C

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		81
(69-80) C		
(55-68) D		
(39-54) E	49	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	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.

Oakheart Lettings - Colchester
01206 803 303
pm@oakheart.co.uk
2b Cotman Road, Colchester, Essex, CO3 4QJ

oakheart