

TEMME ENGLISH

COLCHESTER & VILLAGES



Ratcliffe Court, Colchester, CO4 0AZ
£160,000

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Guide Price of £160,000-£170,000. Offered for sale with NO ONWARD CHAIN! Positioned just off Ipswich Road is this stunning two-bedroom ground floor flat. The current owners have modernised and upgraded their home to now offer a fresh modern feel. Underfloor heating has been installed throughout the flat and a beautiful modern fitted kitchen. The rest of the flat is of good size comprising; two bedrooms, a bright and airy lounge diner, family bathroom and plenty of storage. You will also benefit from having an allocated parking space and communal garden areas.

Lounge/Diner

18'2" x 10'0" (5.54 x 3.05)
Laminate flooring, under floor heating, double glazed doors to rear aspect

phone system, airing cupboard, two separate storage cupboards one ideal for housing washing machine and tumble dryer, doors to;

Kitchen

10'1" x 6'6" (3.07 x 1.98)
A beautiful modern kitchen fitted with matching eye and base level units with work surfaces over, inset stainless steel sink with mixer tap, integrated slimline dish washer, fridge freezer, microwave, oven and hob with extractor fan over, tiled splash back, laminate flooring, underfloor heating.

Bedroom One

10'4" x 8'10" (3.15 x 2.69)
Laminate flooring, underfloor heating, double glazed window to rear aspect, fitted wardrobes.

Bedroom Two

13'11" x 6'8" (4.24 x 2.03 (4.25 x 2.02))
Laminate flooring, underfloor heating, double glazed window to rear aspect

Bathroom

Panel enclosed bath with shower attachment and shower screen, low level WC, pedestal style hand wash basin with mixer tap, tiled flooring, part tiled walls.

Allocated Parking

The property has one allocated parking space and one visitor permit

Bike Store

Entrance Hall

Laminate flooring, underfloor heating, wall mounted entry

Directions

