



Doughton Road Kelvedon Colchester CO5 9RQ

for sale offers in excess of
£200,000



Property Description

Discover the epitome of modern living in this stunning one-bedroom ground floor maisonette, a mere four years young and radiating pristine elegance.

Step into a harmonious open-plan layout that seamlessly blends a spacious living area with a contemporary kitchen, creating an inviting space perfect for relaxation and entertaining.

This exquisite residence features a cozy bedroom, a stylish bathroom, and a welcoming entrance hall, all designed with your comfort in mind. Plus, enjoy the convenience of allocated parking alongside ample visitor spaces, ensuring that hosting friends and family is a breeze.

The A12 and Kelvedon Train Station which provides direct links to Chelmsford City Centre, Colchester City and London Liverpool Street are within easy reach making daily commuting a breeze, local amenities are also a short distance away.

Elevate your lifestyle in this immaculate home that combines sophistication with practicality. Seize the opportunity to make this gem yours today!

Entrance Hall

Radiator, two storage cupboards

Open Plan Living Area

20' 8" x 14' 4" (6.30m x 4.37m)

Range of wall and base units with rolled edge work surfaces incorporating one and a half sink with drainer to the left, integrated fridge/freezer, dishwasher and washing machine, electric oven and hob with extractor hood over, double glazed windows to front and side aspects, two radiators.

Bedroom

11' 9" x 9' 1" (3.58m x 2.77m)

Built-in wardrobe, window to rear aspect, radiator

Bathroom

Low-level WC, vanity sink unit, bath with shower above, window to front aspect, heated towel rail

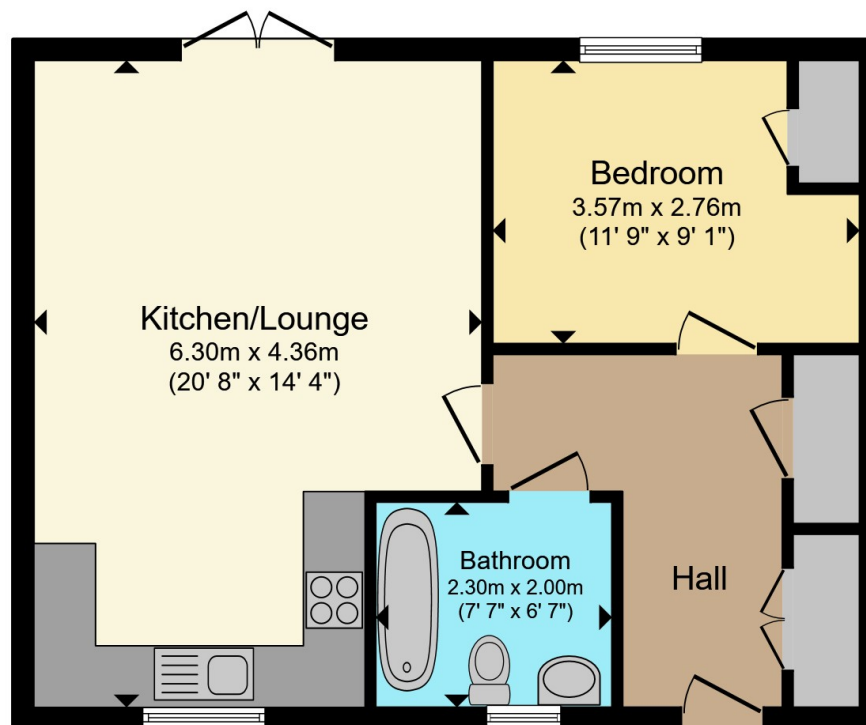
Agents Notes

"Please be aware that we require ID and proof of address from all buyers prior to formally processing any accepted offers. An AML fee of £80 (including vat) is also payable at this stage and covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead"









Total floor area 50.6 m² (545 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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To view this property please contact Connells on

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17 Great Square
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EPC Rating: B

Council Tax
 Band: B

Service Charge: Ask
 Agent

Ground Rent:
 Ask Agent

Tenure: Leasehold

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This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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