



Vardri Close, Colchester, CO1 1NJ

welcome to

Vardri Close, Colchester

This beautifully presented and spacious modern detached house is situated on the north side of Colchester, within walking distance of North Station, shops, amenities and within close proximity of the city centre.



Early viewing is advised of this modern detached family home conveniently situated for access to amenities, transport links and the city centre.

Ground floor accommodation comprises entrance hall, dual aspect living room with doors onto the garden, modern kitchen/diner, utility room and cloakroom.

The first floor offers master bedroom with en suite shower room, two further bedrooms and a modern family bathroom.

Externally there is an enclosed rear garden and car port parking for two cars.

Entrance Door To:

Entrance Hall

Herringbone laminate flooring, radiator, doors to:

Lounge

Upvc double glazed window to front with shutters, two radiators, herringbone laminate flooring, upvc double glazed French doors to rear.

Kitchen / Diner

Upvc double glazed windows to front and rear with shutters, upvc double glazed bay window to side with shutters, two radiators, herringbone laminate flooring, range of modern matching base and eye level units, quartz work surfaces, inset sink and drainer unit, built-in oven and hob with extractor fan over, integrated fridge/freezer and dishwasher, door to:

Utility Room

Herringbone laminate flooring, work surface, matching units, radiator, herringbone laminate flooring, upvc double glazed door to rear, door to:

Cloakroom

Herringbone laminate flooring, low level w.c., wash hand basin, radiator.

First Floor Accommodation

Landing

Upvc double glazed window to rear, carpet, loft access, airing cupboard, doors to:

Bedroom One

Upvc double glazed windows to front and rear with shutters, carpet, two radiators, built-in wardrobe, door to:

En Suite

Upvc double glazed window to front, shower cubicle, low level w.c., wash hand basin, herringbone laminate flooring, radiator.

Bedroom Two

Upvc double glazed window to front with shutters, radiator, carpet.

Bedroom Three

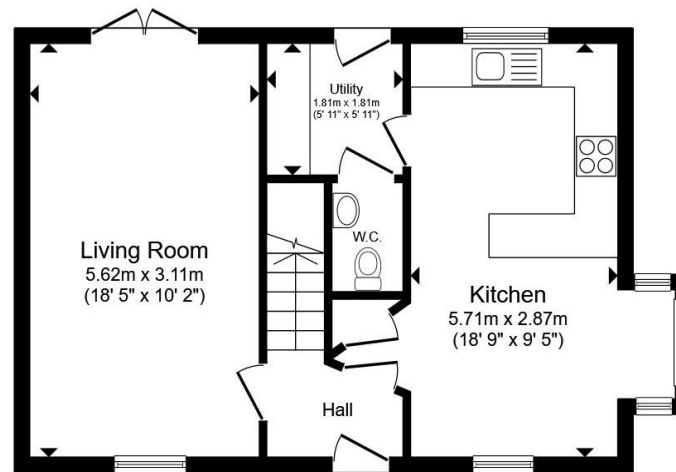
Upvc double glazed window to rear with shutters, carpet, radiator.

Family Bathroom

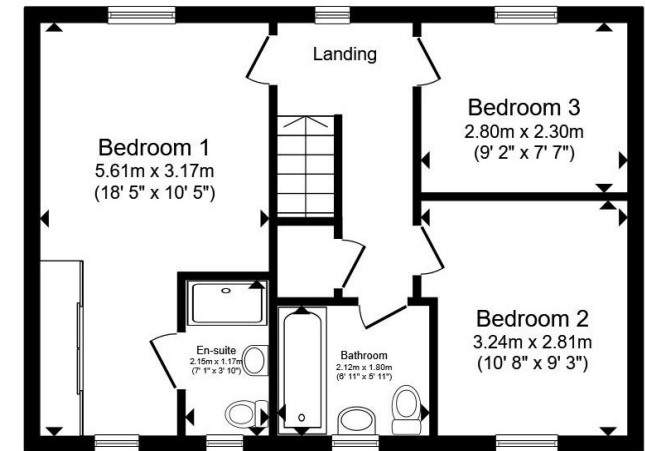
Upvc double glazed window to front, modern white suite comprising panel enclosed bath with shower over and screen, low level w.c. and pedestal wash hand basin, heated towel rail, tiled walls and floor.

Outside

There is side access to the rear garden which comprises of patio, decked and lawned sections, all enclosed by fencing and brick wall. Rear access gate leading to car port providing parking for two cars.



Ground Floor



First Floor

Total floor area 93.7 m² (1,008 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



welcome to

Vardri Close, Colchester

- Stunning Detached Family Home
- Spacious Living Accommodation
- Three Bedrooms
- Cloakroom, En Suite & Bathroom
- Rear Garden
- Car Port Parking
- Close To Station & City Centre

Tenure: Freehold EPC Rating: B
Council Tax Band: D

guide price

£450,000



Please note the marker reflects the
postcode not the actual property

view this property online [williamhbrown.co.uk/Property/CCS121597](https://www.williamhbrown.co.uk/Property/CCS121597)



Property Ref:
CCS121597 - 0003

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