

Beresfords Est 1968



Beresfords

Offers in excess of £700,000

Freehold | 3 Bed | 2 Bath | Bungalow | Detached | Council Tax Band E | EPC B | Ref COS250200

Cherry Orchard Ardleigh CO7 7XE

**** NO ONWARD CHAIN **** Built two years ago by Vaughn & Blythe, this stunning detached bungalow in Ardleigh is situated within a select development. Featuring three double bedrooms, an open plan kitchen / dining room with central island, spacious living room, en-suite, family bathroom, and landscaped gardens measuring 0.28 acre. Boasting a double garage, off-street parking and EV charging. Excellent access to Colchester, A120 / A12, and Manningtree station.

- No onward chain
- Three bedroom detached bungalow
- Presented in immaculate condition throughout
- Generous plot of 0.28 of an acre
- Open plan kitchen / dining room with bi-folding doors
- Spacious living room with bi-folding doors
- En-suite shower room and family bathroom
- Landscaped rear and front gardens
- Double garage with electric doors, driveway and electric vehicle charging point
- Sought-after village location



Scan the QR code for full details and key information on this property.





Beresfords - Colchester Sales

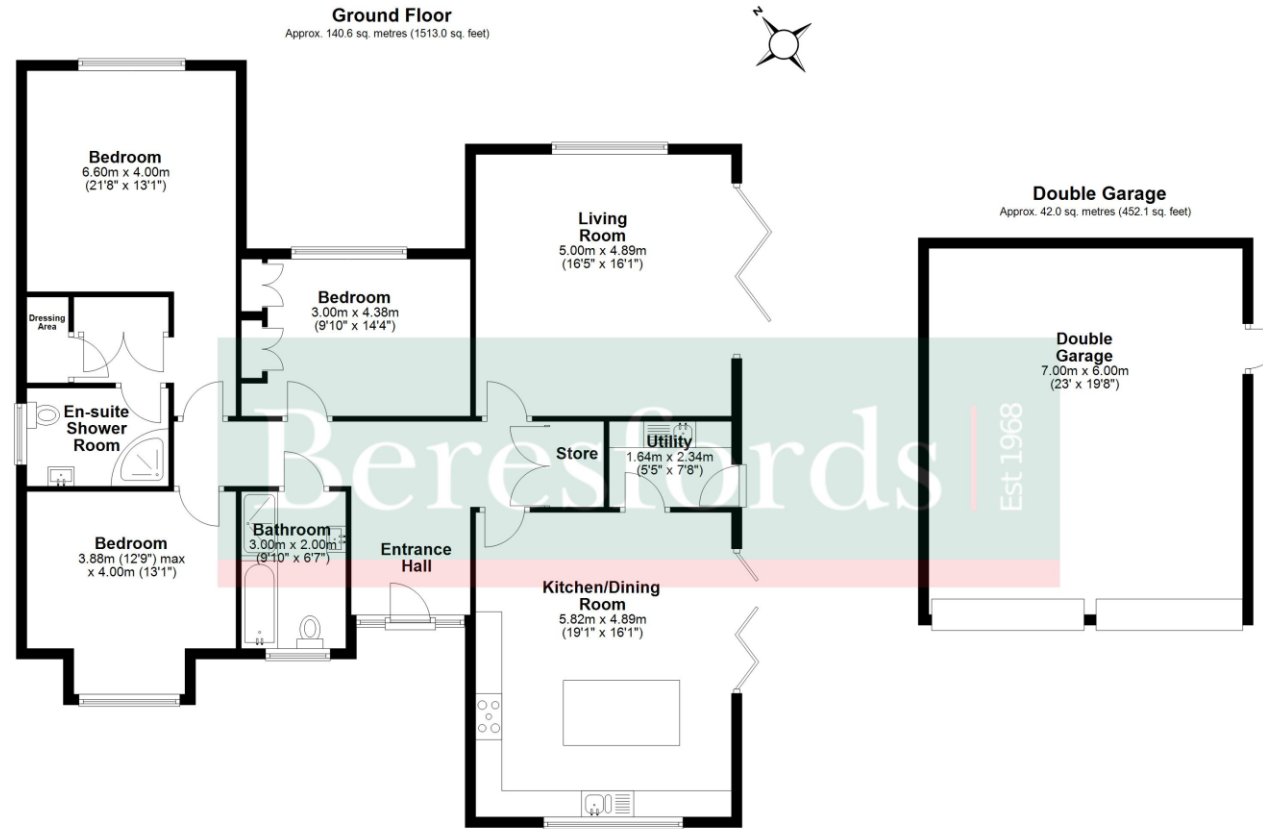
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Score	Energy rating	Current	Potential
92+	A		93 A
81-91	B	84 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Total area: approx. 182.6 sq. metres (1965.1 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.

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Cherry Orchard, Ardleigh

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