

Beresfords | Est 1968



Beresfords

Asking Price £152,000 (40% Shared Ownership)

Leasehold | 3 Bed | 1 Bath | House | Semi Detached | Council Tax Band D | EPC B | Ref COS260128

Pointsman Way Colchester CO3 9FR

**** 40% Shared Ownership ****

A fantastic opportunity to get onto the property ladder with this well-presented three bedroom semi-detached home. Featuring a ground floor WC, modern kitchen with gas hob, off-street parking and a well-maintained garden, the property is ideally located on the north side of Colchester with excellent access to local amenities, Colchester North Station and the A12.

- 40% shared ownership – ideal for first-time buyers
- Three bedroom semi-detached home
- Ground floor WC
- Modern kitchen with gas hob
- Well-maintained rear garden
- Off street parking
- Excellent opportunity to get onto the property ladder
- Popular north Colchester location
- Easy access to Colchester North station, the A12 and city centre
- Early viewing highly recommended

AGENTS NOTE:

Remaining 60% Share Rent:
£712.38. per month (includes service charge)



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





Beresfords - Colchester Sales

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Room Dimensions

Ground Floor

Entrance Hall 10'1" x 4'1" (3.07m x 1.24m)

Cloakroom 4'7" x 6'5" (1.4m x 1.96m)

Kitchen 10'1" x 8'1" (3.07m x 2.46m)

Lounge / Diner 15'7" (max) x 17'7" (max) (4.75m x 5.36m)

First Floor

Landing 10'1" x 6'8" (3.07m x 2.03m)

Bedroom One 10'4" x 12' (max) (3.15m x 3.66m)

Bedroom Two 13'1" x 9'7" (4m x 2.92m)

Bedroom Three 9'2" x 7'6" (2.8m x 2.29m)

Family Bathroom 6'8" x 6'2" (2.03m x 1.88m)

Lease Length:

990 years (from 09/06/2022)

GROUND FLOOR



1ST FLOOR



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Score	Energy rating	Current	Potential
92+	A		95 A
81-91	B	84 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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