

Beresfords

Est 1968



Beresfords

Guide Price £400,000

Freehold | 6 Bed | 3 Bath | House | Terraced | Council Tax Band D | EPC D | Ref COS260091

Hythe Hill Colchester CO1 2NH

**** NO CHAIN ****

Substantial late-Victorian home on sought-after Lower Hythe Hill, moments from Hythe Quay. Offering four bedrooms, period features, versatile accommodation, an enclosed courtyard garden, and a separate self-contained one bedroom annex. Previously licensed as a six-bedroom HMO.

- No chain
- Substantial late-Victorian residence with excellent character and period charm
- Spacious four bedroom main residence with versatile accommodation
- Two reception rooms plus generous kitchen / breakfast room
- Utility room, three shower rooms and useful cellar
- Fully self-contained one bedroom annex with kitchen, living area and shower room
- Enclosed courtyard garden with secure gated access
- Sought-after Lower Hythe Hill location, moments from Hythe Quay and the River Colne
- Previously licensed as a six-bedroom HMO, offering strong investment potential
- Ideal for family living, multi-generational use, guests or rental income



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





Beresfords - Colchester Sales

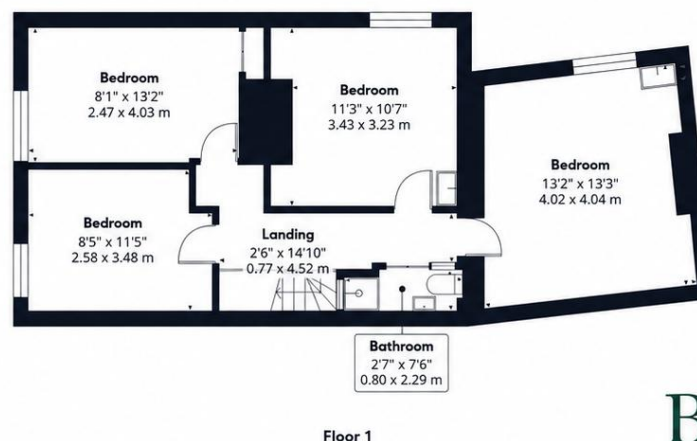
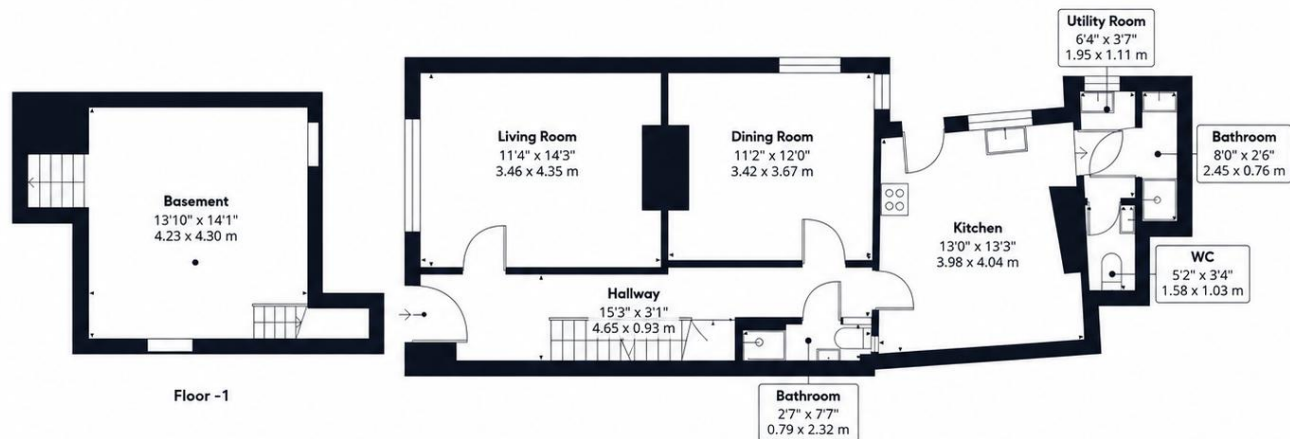
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		



Beresfords

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