



Cygnus, Swan Street, Chappel, Colchester, CO6 2EE

Asking Price: £500,000 Subject to Contract - Freehold

An extended four bedroom detached family home requiring modernisation in this delightful village location to the west of Colchester on a good size plot with quadruple garage, offering no onward chain.

- Extended Detached Family Home
- Four Bedrooms
- Three Reception Rooms
- Requires Modernisation
- Quadruple Garage & Parking
- Good Size Plot
- Popular Village Location
- Short Distance to Marks Tey & Chappel Stations
- No Onward Chain
- Popular Westside Village Location



An extended detached four bedroom family home situated in this popular village location offering no onward chain and requiring modernisation.

An entrance door leads to an entrance hall with stairs to the first floor giving access to a useful storeroom which had previously been arranged as a bathroom and therefore with the usual checks could be converted to ground floor shower room. The hallway also gives access to a cloakroom comprising hand basin and WC.

The lounge is located to the rear of the hallway with log burning stove, which originally supplied the domestic hot water.

From the lounge there is a timber conservatory which has sealed unit double glazed windows and doors leading to the rear garden. Also from the lounge to the right there is a large sitting room with windows overlooking the rear garden and door leading to the large garage.

The dining room is located to the rear and can be found from the lounge and the kitchen with the kitchen offering a range of units and work surfaces with cupboards and drawers under, built in oven and grill, ceramic hob, door and windows to the side, leading to a covered side passageway.

On the first floor the landing gives access to all four good size bedrooms and family bathroom.

Bedroom one is located to the front with two built in double wardrobes, bedroom two to the rear with single wardrobe and bedroom three also has interconnecting single wardrobe,

bedroom four located to the front where there is overstairs storage cupboard.

The family bathroom offers a three piece suite with panelled bath, hand basin and WC.

Outside

The property benefits from a good size plot with there being an established garden to the rear with covered veranda, summerhouse, greenhouse, various garden sheds and oil storage tank. Secure gated side access leads to the front where there is a good size lawned area and ornamental pond/rockery, there is also a covered veranda to the front and personal door that leads to the quadruple garage with parking for four cars and eaves storage and houses the oil fired central heating boiler, with up and over door and off road parking to the front.

Important information

Council Tax Band - E

Services - We understand that mains water, drainage and electricity are connected to the property, and there is an oil fired central heating system (not tested).

Tenure - Freehold

EPC Rating - TBC

Ref - COL210644/PC

Directions

Please use postcode CO6 2EE for Satnav.



Consumer Protection Regulations 2008

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Approximate total area⁽¹⁾
1767 ft²
164.2 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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