



Jackson & Co



Newman Fields

Great Bentley, Colchester, CO7 8FU

Guide Price Of £360,000 - £380,000

An excellent four double bedroom family home located in the sought after village of Great Bentley, not only are you 0.7 miles away from Great Bentley train station you are also down a quiet cul-de-sac with easy access to local shops and amenities. Inside, the home is of generous proportion and offers two bathrooms, a large lounge, en-suite and downstairs WC. Approx. 1500sqft.



Property Features

- JUST UNDER APPROX. 1500 SQFT
- LARGE FAMILY HOME
- SPACIOUS LOUNGE
- 0.7 MILES TO STATION
- MODERN
- FOUR DOUBLE BEDROOMS
- DRIVEWAY
- GARAGE
- EN-SUITE
- VILLAGE LOCATION

Full Description

THE LOCATION

An excellent four double bedroom family home located in the sought after village of Great Bentley, not only are you 0.7 miles away from Great Bentley train station you are also down a quiet cul-de-sac with easy access to local shops and amenities. Inside, the home is of generous proportion and offers two bathrooms, a large lounge, en-suite and downstairs WC.

One will soon feel the sense of 'home coming' when you move into this beautiful village; the Community is key and the heart to everything.

With a train station offering journey times to London Liverpool Street In 1 hour 21 minutes for commuters alongside a free 48 hour car park - commuters can sit back and enjoy their journey to work whilst taking in the wonderful countryside. the A120 and A12 are both within easy reach.

Our 43 acre village green is reputed to be one of the largest in England and is the focal point for the annual carnival, summer fete, fun fair and circus along with the Great Bentley summer show each September. Football and cricket can be enjoyed from as young as 5 years of age to 'Seniors' and is a delight to see on the green on Saturday and Sunday mornings.

There are a great range of walks and scenic routes to neighbouring villages including Wivenhoe and Brightlingsea, making the ideal situation for walking the dogs and watching the sun set. Brightlingsea caters for the watersport enthusiast and is home to the renowned sailing club which offers a vast variety of sailing activities and tours to Maldon and Mersea Island.

Small businesses thrive in the heart of the village from butchers, hairdressers, motor garage, deli, bed and breakfast plus gift shops are all run by families from and around the village. Tescos, Chinese Takeaway and Chemist offer a welcome trade also.

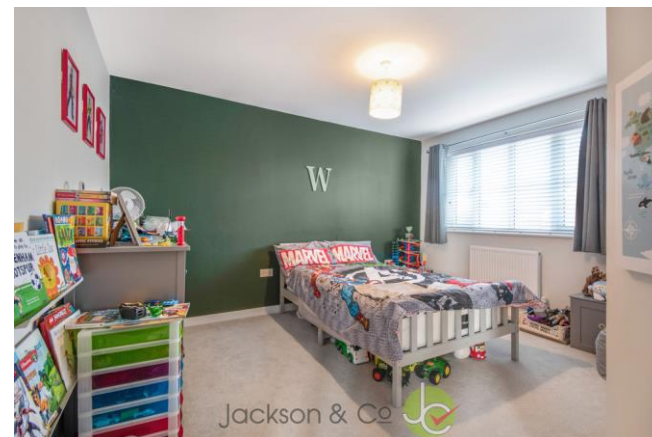
Our village hall is home to our 'Outstanding' Pre School who enjoy strong links with Great Bentley primary school built in 1896. We are blessed with both a Methodist Church and our St Mary's Church offering the perfect Wedding, Christening and funeral services.

ENTRANCE HALL

Storage cupboard, radiator, stairs to first floor and doors

WC

Low level WC, wash hand basin with cupboard under, radiator and double glazed window to front.



KITCHEN/DINER

20' 8" x 12' 10" (6.3m x 3.91m) Matching base and eye level units, stainless steel sink bowl with drainer, space for a fridge/freezer, washing machine, integrated dishwasher, double glazed French doors to garden, two radiators and double glazed window to rear.

LOUNGE

20' x 19' 5" (6.1m x 5.92m) (Max measurement) storage cupboard, multiple double glazed windows, two radiators and double glazed French doors to garden.

FIRST FLOOR

Airing cupboard, radiator double glazed window and doors to;

MASTER BEDROOM

15' 6" x 10' 9" (4.72m x 3.28m) Matching base and eye level units, radiator and door to;

ENSUITE

Low level WC, wash hand basin, walk-in shower, large heated towel rail and double glazed window to rear.

BEDROOM TWO

12' 11" x 12' 8" (3.94m x 3.86m) Radiator and double glazed window to rear.

BEDROOM THREE

13' 4" x 9' 7" (4.06m x 2.92m) Double glazed window to rear and radiator.

BEDROOM FOUR

10' x 9' 7" (3.05m x 2.92m) Double glazed window to front and radiator.

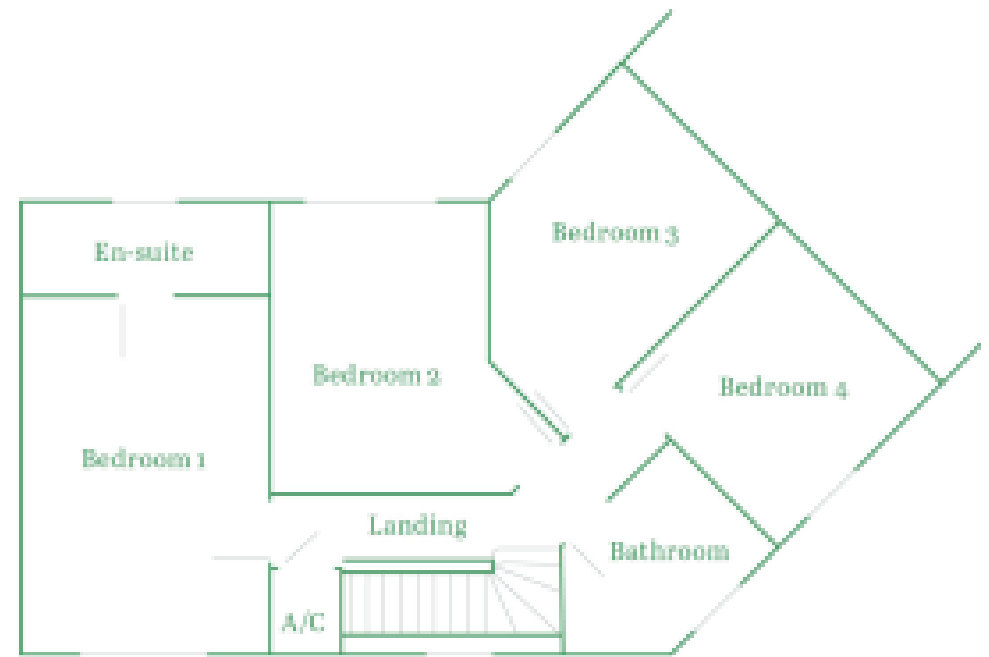
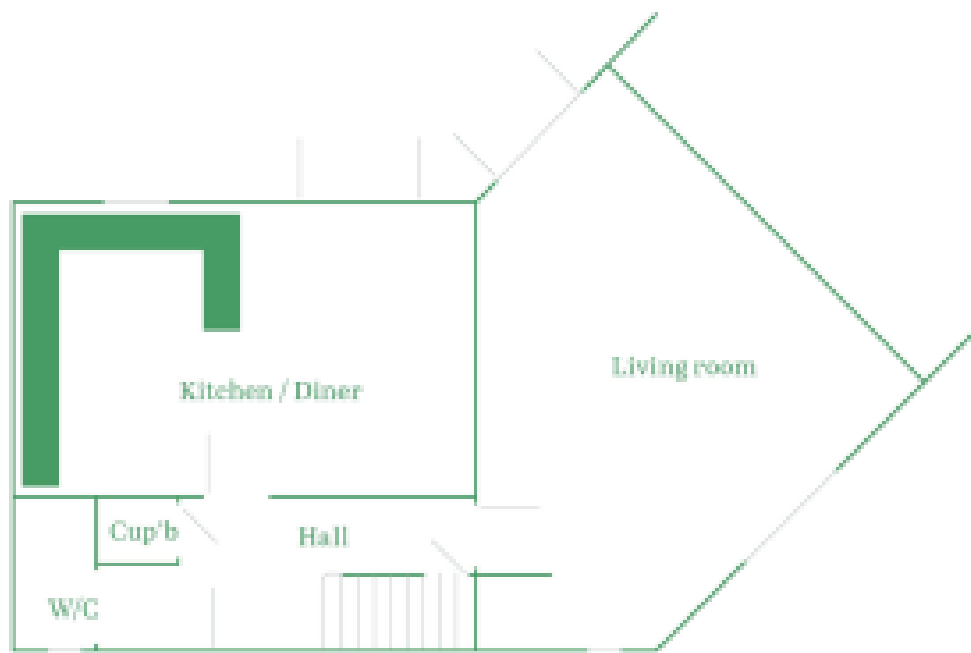
BATHROOM

Low level WC, wash hand basin and panelled bath with shower attachment.

OUTSIDE

Rear - Patio area, Astro turfed, gate to front and mainly enclosed by wooden panel fencing.
Front - Driveway to side.





60 Caelum Drive
Colchester
Essex
CO2 8FP

www.jackson-ps.co.uk
sales@jackson-ps.co.uk
01206 863900

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements