



Brook Street, Great Bromley, Colchester, CO7 7HX
£1,100 PCM Unfurnished





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- New white bathroom suite
- New floor covering
- Oil heating
- Newly fitted kitchen
- Off road parking

MJM Estates are delighted to offer this modernised unfurnished two bedroom detached bungalow occupying a non estate position. The property has the benefit of newly fitted kitchen, bathroom suite and new floor coverings throughout

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Entrance hall
Built in storage cupboard

Lounge 12'6 max x 11'9" (3.81m max x 3.58m)

Bedroom one 10'4" x 9'5" (3.15m x 2.87m)

Bedroom two 10'9" x 9'8" (3.28m x 2.95m)

Bathroom 7' x 6" (2.13m x 1.83m)
Newly fitted white suite

Kitchen/ dining room 14'7" x 10'4" (4.45m x 3.15m)
Newly fitted units including built in hob and oven



Outside

Shared driveway access to off road parking to the front of the property.

Front garden laid to lawn continuing around the property. Oil tank. Garden shed.

Important information

Landlords restrictions No smokers minimum 12 months let no pets

Available Approx 1st May 2025

EPC rating TBC (Current - Potential)

We understand the property to be council tax band C Tendring District Council

Special note:- Shared driveway to the side of the property which must not be blocked at any time, Access is required for Anglia water sewerage treatment workers.

Deposit £1269

Broadband Availability - Standard and Superfast is available Ultrafast is not available (Ofcom Broadband Checker - April 2025).

Mobile Coverage - It is understood mobile coverage (indoor) EE Vodafone is limited Three is not available and O2 is likely, (Data) EE, and Vodafone is limited Three is not available and O2 is limited (Ofcom Mobile Checker - April 2025)

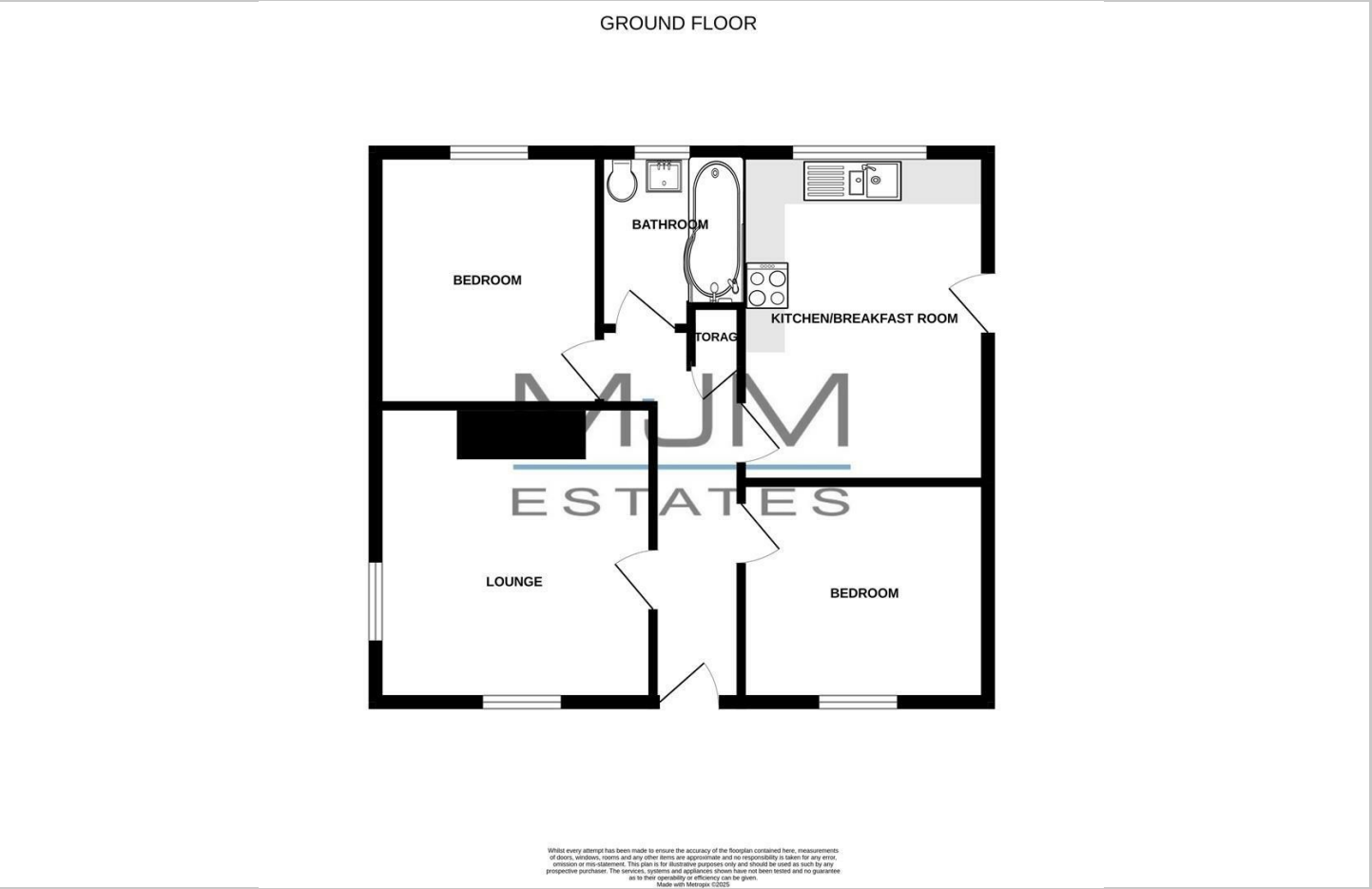
Directions

Proceed from Manningtree along the A120 turn off into Great Bromley at the cross road before Selecta Car garage, turn right follow this road B1029 for approx. one mile and the property can be found on the lefthand side





Floor Plans



Viewing

Please contact our MJM Estates Office on 01206 394334 if you wish to arrange a viewing appointment for this property or require further information.

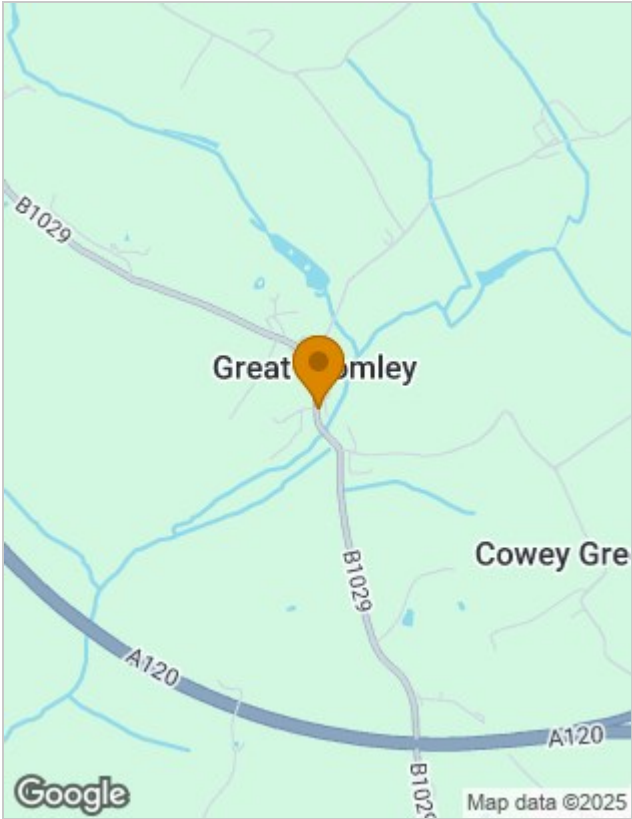
The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

Consumer Protection Regulations 2008

Whilst every care is taken to ensure the accuracy of these particulars the Agent has not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for the purpose. Prospective tenants must therefore satisfy themselves by inspection or otherwise. Photographs are not necessarily current and all descriptions, dimensions and details are given in good faith and believed to be correct but are a general outline for guidance only and should not be relied upon as statement or representation of fact.

MJM House 14 South Street, Manningtree, Essex, CO11 1BB
Tel: 01206 394334 Email: info@mjmestates.co.uk <https://www.mjmestates.co.uk/>
VAT Registration Number 472 388 660

Location Map



Energy Performance Graph

