



STONERIDGE

ESTATE AGENTS

Wyndham Crescent | East Clacton | CO15 6LQ

- * Three Bedroom Double Bay Fronted Detached Bungalow
- * Deceptively Spacious and Extended
- * 18'3 Lounge/Diner
- * 15'3 Fully Fitted Kitchen/Breakfast Room
- * Separate Dining Area
- * Well Established Rear Garden
- * Driveway leading to Garage
- * EPC TBC

O.I.E.O £399,995



To Arrange a Viewing Please Call Stoneridge Estates on 01255 43 58 58

This deceptively spacious and extended double bay fronted detached bungalow occupies a sought after East Clacton position and in the valuers opinion, must be viewed to be appreciated. Benefits include an 18'3 lounge, 15'3 fully fitted kitchen/breakfast room, separate dining area, well established rear garden and driveway leading to garage.

Double glazed feature composite entrance door leading to:-

ENTRANCE HALL

Coved and skimmed ceiling, built-in storage cupboard (former access to bedroom three/dressing room), built-in airing cupboard, radiator, wood effect floor covering.

LOUNGE 18'3 into bay x 10'11 (5.56m x 3.33m)

Coved and skimmed ceiling, double glazed bay window to front, two double glazed feature windows to side.

BEDROOM ONE 14'2 into bay x 10'10 (4.32m x 3.30m)

Coved and skimmed ceiling, double glazed bay window to front, radiator.

BEDROOM TWO 10'6 x 8'5 (3.20m x 2.57m)

Coved and skimmed ceiling, double glazed window to side, radiator, open access to:-

BEDROOM THREE/DRESSING ROOM 12'7 x 7'11 (3.84m x 2.41m)

Double glazed window to rear, radiator, built-in wardrobes.

BATHROOM

Fitted three piece suite comprising panel enclosed bath with plumbed in shower above, vanity wash hand basin, low level w.c., double glazed frosted window to rear, partly tiled walls heated towel rail, tiled flooring.

DINING AREA

Coved ceiling, double glazed window to side, radiator, wood effect floor covering, access to:-

KITCHEN/BREAKFAST ROOM 15'3 x 11'11 (4.65m x 3.63m)

Fitted comprising one and a half bowl single drainer sink unit set in rolled edge work surfaces with matching base and eye level units. Space for Range cooker and fridge/freezer, integrated dishwasher and washing machine, coved ceiling, double glazed window to rear, double glazed French style doors to side, extractor hood, tiled splashbacks, radiator, wood effect floor covering.

OUTSIDE

The property enjoys a beautifully maintained and well established fully enclosed rear garden which is mainly laid to lawn with raised patio area, well stocked tree and shrub borders, timber shed, summerhouse and greenhouse (all to remain).

To the front of the property there is an equally well maintained front garden and driveway leading to:-

GARAGE

Accessed via double doors, currently fitted out as a workshop with power and light connected.

AWAITING FLOORPLAN





CLACTON OFFICE - No. 1 Arcade Buildings, Station Road, Clacton on Sea



HOLLAND OFFICE - 37 Frinton Road, Holland on Sea

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VIEWING STRICTLY BY APPOINTMENT ONLY - CONTACT OUR EXPERIENCED STAFF FOR A FREE VALUATION

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