



Offers in excess of £540,000
Dairy Farm Meadow, CO16



 5
Bedrooms

 2
Bathrooms

 2
Receptions



- FIVE BEDROOM DETACHED CHALET BUNGALOW
- PRIVATE ROAD
- ST OSYTH
- OVER AN ACRE OF LAND
- LOFT CONVERSION
- EPC- AWAITING COUNCIL TAX BAND - E

Bonds of Essex are proud to bring to sale, in our opinion, a truly charming and well balanced FIVE BEDROOM DETACHED HOUSE in St Osyth. Set in grounds extending more than one acre, this property is ideal for families or those seeking a lifestyle shift towards peaceful, rural living. Internally the property benefits from having 5 double bedrooms including an En-suite in the master bedroom, a generous sized family bathroom as well as two delightful cottage style reception rooms. The impressive loft conversion is light and airy and offers a practical layout for modern family life. Designed with stability in mind the property includes solar panels, oil-fired heating and modern double glazing. A septic tank system completes this list of eco-conscious features. The brick built garage with parking for up to 4 cars, 2 outbuildings and a large gravel driveway completes this exceptional retreat offering space, peace and privacy in equal measure.

Please call in today on 01255 420222 for further information or to arrange an internal viewing. EPC - Awaiting Council Tax Band - E

Entrance 0.00m x 0.00m (0' x 0')

Porch area with door leading to internal hallway. Stairs to first floor. Laid with Laminate wooden flooring. Oli filled radiator. Doors to:

Study 9' 98" x 13' 65" (5.23m x 5.61m)

Laid with carpet. Double glazed window to front. Oil filled radiator.

Living Room 17' 03" x 16' 10" (5.26m x 5.13m)

Laid with carpet. Double glazed window to side. Electric fireplace. Oil filled radiator. Door leading to:

Dining Room 10' 56" x 11' 34" (4.47m x 4.22m)

Laid with carpet. Double glazed window to side. Oil filled radiator. White UPVC French doors to garden. Door leading to :

Kitchen 10' 38" x 11' 47" (4.01m x 4.55m)

Laid with linoleum flooring. Wall and Base units. Built in oven, hob and grill. Double glazed window to rear. Door leading to utility & hallway.

Utility 7' 71" x 11' 77" (3.94m x 5.31m)

Laid with linoleum flooring. Double glazed window to rear. Built in pantry. Wall and base units. White UPVC back door to garden.

Downstairs W/C 3' 58" x 5' 07" (2.39m x 1.70m)

Tiled flooring & Walls. Low level W/C with sink.

Master Bedroom 11' 92" x 11' 96" (5.69m x 5.79m)

Laid with carpet. Double glazed window to front. Oil filled radiator. Built in wardrobes. Door leading to:

En-Suite 9' 19" x 5' 62" (3.23m x 3.10m)

Fully tiled throughout. Double glazed window to side. Shower cubicle, vanity unit sink with low level W/C.

Landing 0.00m x 0.00m (0' x 0')

Laid with carpet. Double glazed Velux window. X2 built in storage cupboards. Doors leading to:

Bedroom 2 11' 55" x 11' 93" (4.75m x 5.71m)

Laid with carpet. Double glazed window to side. Oil filled radiator. Built in wardrobe space.

Family Bathroom 8' 78" x 9' 08" (4.42m x 2.95m)

Laid with laminate flooring. Double glazed window to side. Oil filled radiator. Vanity unit sink, low level W/C & bath.

Bedroom 3 8' 07" x 10' 73" (2.62m x 4.90m)

Laid with carpet. Double glazed Velux window to rear. Oil filled radiator.

Bedroom 4 12' 04" x 9' 93" (3.76m x 5.11m)

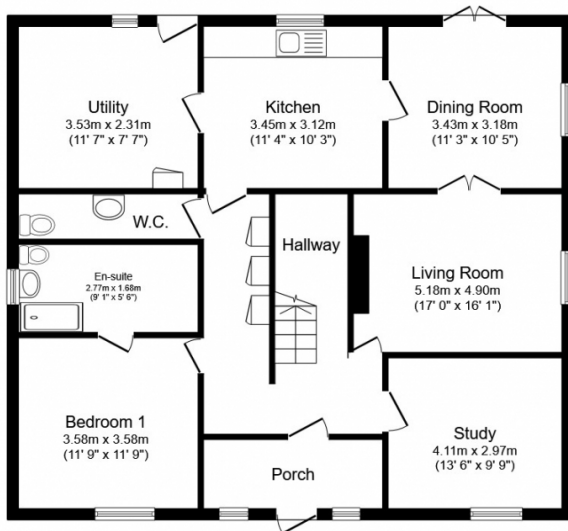
Laid with carpet. Double glazed window to side. Oil filled radiator. X2 built in storage cupboards.

Bedroom 5 10' 59" x 10' 0" (4.55m x 3.05m)

Laid with carpet. Double glazed window to side. Oil filled radiator. X2 built in storage cupboards.

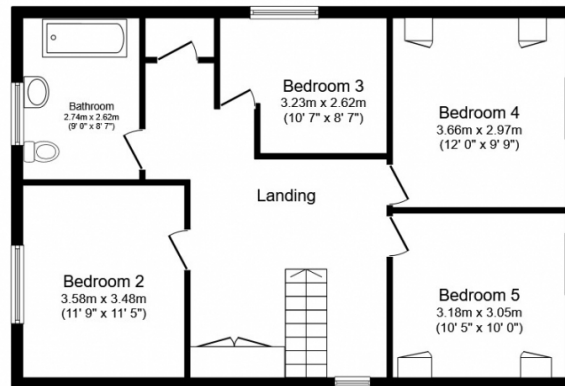
Garden 0.00m x 0.00m (0' x 0')

Large rear garden with over an acre of land. Laid with lawn and patio area. Large brick built garage and two out buildings in need of repair. leading down to St Osyth creek. Large gravel driveway and large front garden laid with lawn and a beautiful willow tree in the middle.



Ground Floor

Floor area 97.3 sq.m. (1,048 sq.ft.)

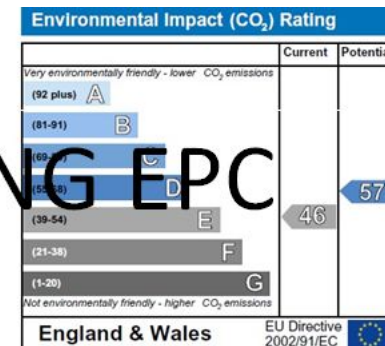
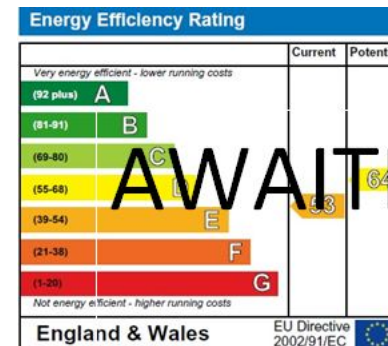


First Floor

Floor area 72.6 sq.m. (782 sq.ft.)

Total floor area: 170.0 sq.m. (1,830 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



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MONEY LAUNDERING REGULATIONS 2003 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale. THE PROPERTY MISDESCRIPTIONS ACT 1991 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents.