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WADDESDON ROAD, DOVERCOURT



FOR RENT @ £1200pcm DEPOSIT £1350

**NEWLY DECORATED END TERRACE HOUSE
3 BEDROOMS, LOUNGE, DINING ROOM
KITCHEN, BATHROOM, DOUBLE GLAZING
GAS C/H, NEW CARPETS, REAR COURTYARD
TOWN CENTRE LOCATION, AVAILABLE NOW**

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Outside storm porch with part glazed entrance door to: -

Lounge	17'5 (13'6 min) x 10'3 (12'7 into bay). Double glazed bay window to front, 2 double radiators, new carpet, stairs to first floor, open double doorway to: -
Dining Room	11'9 x 10'4 (9'6). Double glazed window to rear, double radiator, new carpet, CO detector, walk in under stairs cupboard housing gas & electric meters and electric consumer unit, door to lobby/utility, open doorway to: -
Kitchen	9' x 6'. Fitted eye level cupboards with work surfaces, drawers & cupboards under, space for cooker, stainless steel sink with chrome mixer taps, plumbing for dish washer, tiled splash backs, double glazed window & part glazed UPVC door to rear garden.
Utility/Lobby	Gas combi boiler, fitted worksurface with space & plumbing under for washing machine, part tiled walls, door to: -
Bathroom	Fully aqua boarded white suite comprising panelled bath with new chrome shower mixer taps, pedestal hand wash basin, close-coupled WC, radiator, UPVC double glazed opaque window to side.
Landing	Loft hatch, new carpet, doors to all bedrooms.
Bedroom 1	17'4 (14'4 min) x 10'2 (13' into bay). Double glazed bay window & further double glazed window to front, double radiator, new carpet.
Bedroom 2	12' x 10' (9'3 min). Double glazed window to rear, radiator, new carpet.
Bedroom 3	8'7 x 7' (6' min). Double glazed window to rear, radiator, new carpet.
Outside	To the front is a small garden with dwarf brick walling & tiled path to front door. To the rear is a approx. 25' west facing concreted courtyard with pergola, covered storage area, storage shed, enclosed by fencing & walling.
Council Tax	Band A: £1,446.65 pa (April 2025 – March 2026).

