



LAMB & CO

Clacton-on-Sea

52 Station Road
Clacton-on-Sea
Essex CO15 1SP

01255 422240

St Osyth

11 Clacton Road
St Osyth
Essex CO16 8PA

01255 820424

Thorpe-Le-Soken

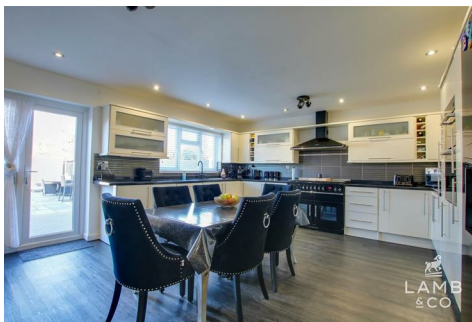
High Street
Thorpe-Le-Soken
Essex CO16 0EA

01255 862332

Harwich

286 High Street
Harwich
Essex CO12 3PD

01255 442505



DULWICH ROAD, CLACTON-ON-SEA, CO15 5NA

OIEO £560,000

This spacious and well-presented four/five bedroom detached house in the sought-after location of Holland-on-Sea offers an abundance of living space. The property boasts an attractive presentation throughout and includes a generously sized garage for convenient parking. Additionally, there is an appealing outbuilding featuring a bar, providing an ideal space for entertaining or relaxation. With its desirable features and ample accommodation, this property is a fantastic option for those seeking a comfortable and stylish family home in a desirable neighbourhood.

- Four/Five Bedrooms
- Out Building With Bar
- En-Suite
- Holland-On-Sea
- Off Road Parking & Garage
- No Onward Chain
- EPC - D



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ENTRANCE HALL

LOUNGE

21'2" 15'4" (6.45m 4.67m)



DINING ROOM

15'5" 9'5" (4.70m 2.87m)



KITCHEN/BREAKFAST ROOM

21'3" 18'8" (6.48m 5.69m)

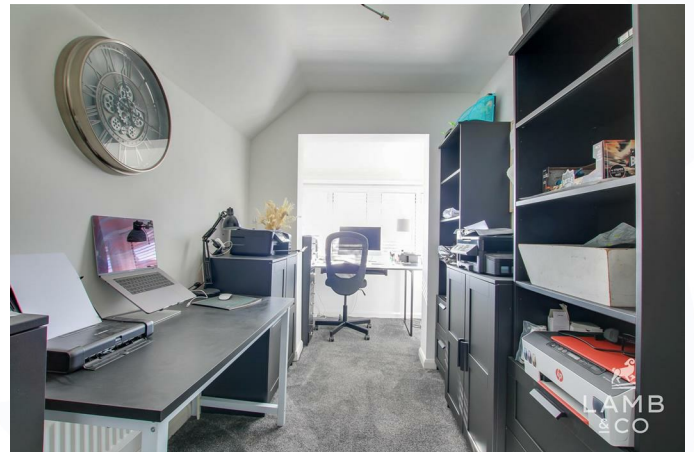


UTILITY ROOM

5'10" 5'1" (1.78m 1.55m)

BEDROOM FOUR

15'1" 6'7" (4.60m 2.01m)



BEDROOM TWO

18'6" 9'5" (5.64m 2.87m)



BEDROOM ONE

24'7" 12'2" (7.49m 3.71m)



BEDROOM THREE

18'10" 9'5" (5.74m 2.87m)



EN-SUITE

12'5" 5'6" (3.78m 1.68m)



BATHROOM

10'11" 5'5" (3.33m 1.65m)



OUTSIDE



OUTSIDE REAR



Agents Note Sales

PLEASE NOTE - Although we have not tested any of the Gas/Electrical Fixtures & Fittings, we understand them to be in good working order, however it is up to any interested party to satisfy themselves of their condition before entering into any Legal Contract.

AML

ANTI-MONEY LAUNDERING REGULATIONS 2017 - In order to comply with regulations, prospective purchasers will be asked to produce photographic identification and proof of residence documentation once entering into negotiations for a property.

Additional Information Clacton

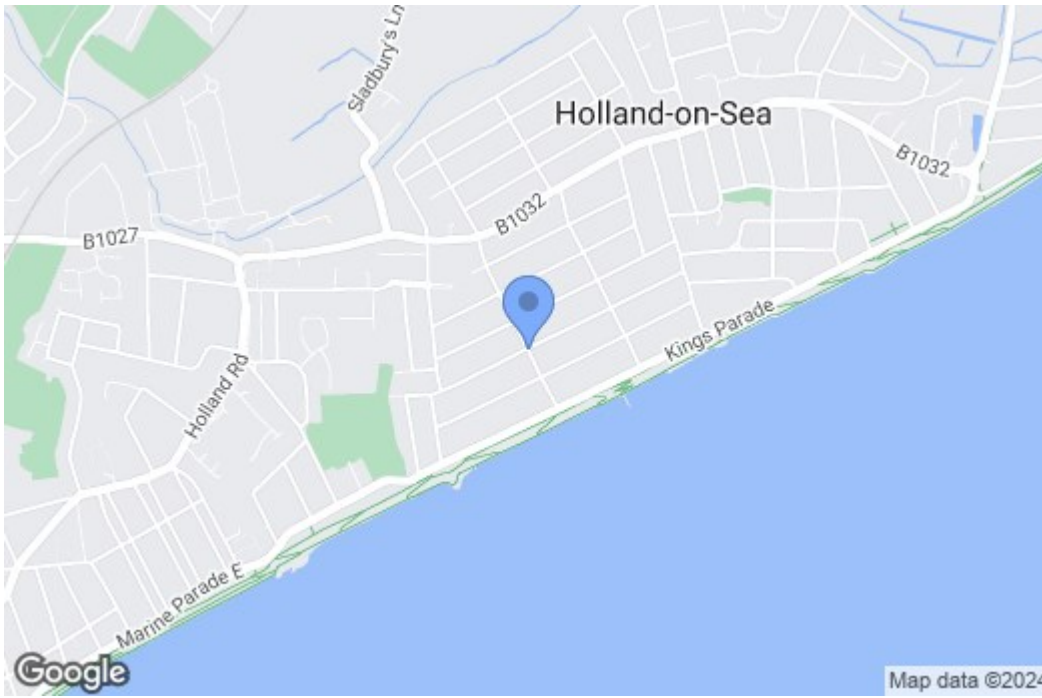
Council Tax Band: E

Heating: Gas

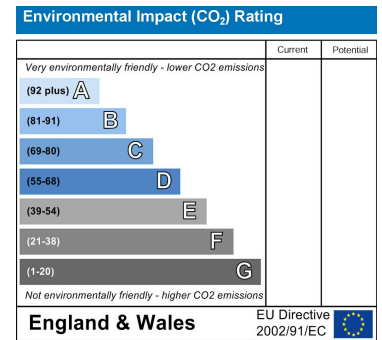
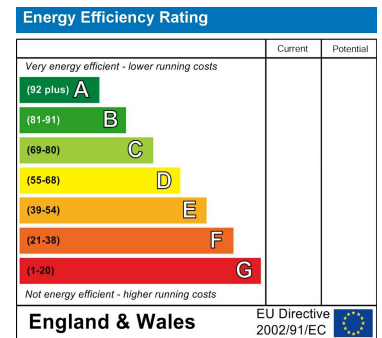
Seller's Position: No Onward Chain

Garden Facing: North

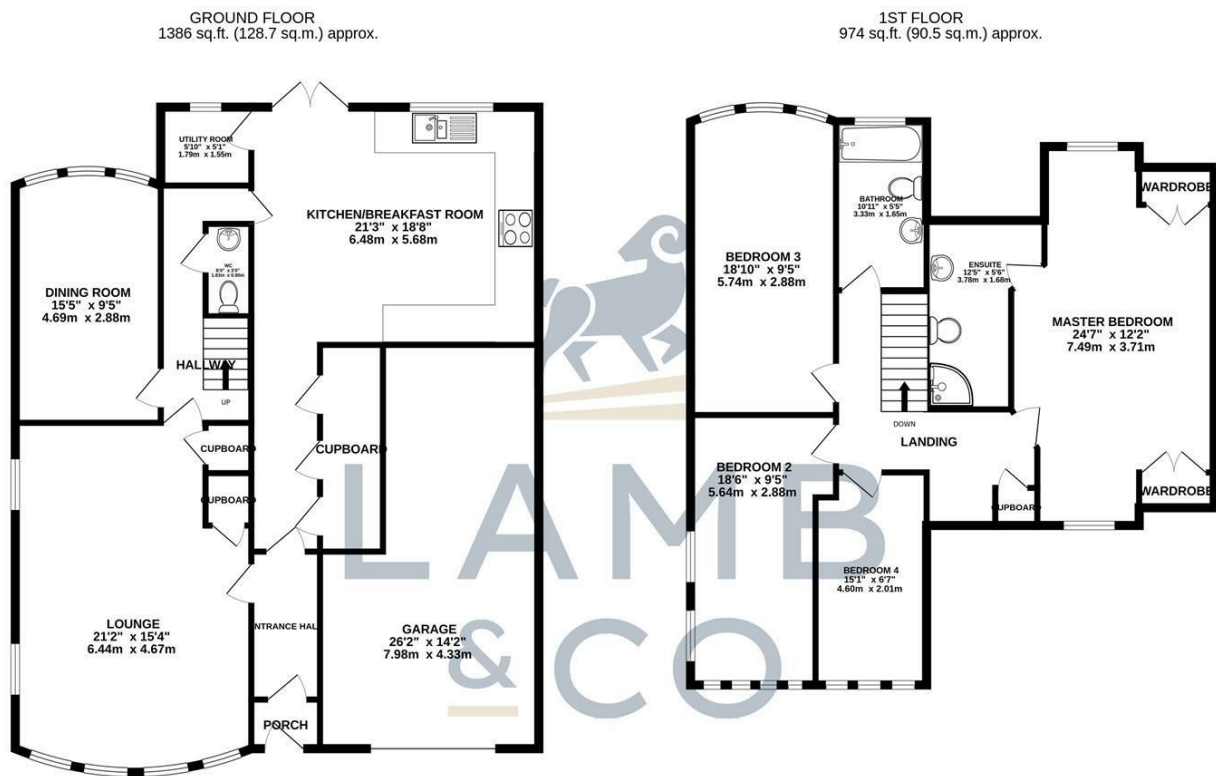
Map



EPC Graphs



Floorplan



TOTAL FLOOR AREA : 2360 sq.ft. (219.3 sq.m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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