



LAMB & CO

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Inspired by property, driven by passion.



FAIRFIELD ROAD, CLACTON-ON-SEA, CO15 3QR

£1,050 PCM

Lamb and Co are pleased to advertise this two bedroom mid terrace house, situated in Fairfield Road. This property benefits from having a conservatory, gas central heating and being close to Clacton Town Centre. This property is available in mid August. Contact the office to express interest.

- Available Mid August
- Pets Considered
- EPC- TBC
- Two Bedrooms
- Council Tax Band- B
- Gas Central Heating
- Guarantor Required



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Entrance/Hallway

Via paved pathway to entrance lobby. Fully glazed entrance door into hallway. Stairs to first floor. Door to Lounge

Lounge

11'3 x 10'9 (3.43m x 3.28m)



Laminate flooring. Radiator. Double glazed boxed bay window to the front of the property. Into kitchen.

Kitchen/Diner

13'11 x 10'8 reduced to 7'6 (4.24m x 3.25m reduced to 2.29m)



Fitted floor and eye level white gloss units, tiled splash back. Black rolled work top. Inset single bowl and drainer chrome sink unit. Integrated electric oven, microwave and hob with extractor fan over. Space for tall fridge freezer. Breakfast bar. Radiator. Vinyl flooring. Door through to conservatory.

Conservatory

13'7 x 9'5 (4.14m x 2.87m)



Part glazed with poly carbonate roof. Space for washing machine and tumble dryer. Vinyl flooring. UPVC French doors to garden.

Bathroom

7'2 x 5'8 (2.18m x 1.73m)



Fitted white suite. Bath with side panel. Shower screen. Shower attachment over. Wall hung basin with unit below. Low level WC. Vinyl flooring. Heated chrome towel rail. Double glazed window to the rear of the property.

Bedroom Two

10'8 x 7'11 (3.25m x 2.41m)



Laminate flooring. Radiator. Double glazed window to the rear of the property.

Bedroom One

14'2 reduced 11'3 x 10'9 (4.32m
reduced 3.43m x 3.28m)



Wooden flooring. Wardrobes to be left. Radiator. Two double glazed windows to the front of the property.

Front Of The Property

Brick wall. Gate to entrance.

Rear Garden



Paved area. Astro turf. Raised decking area.

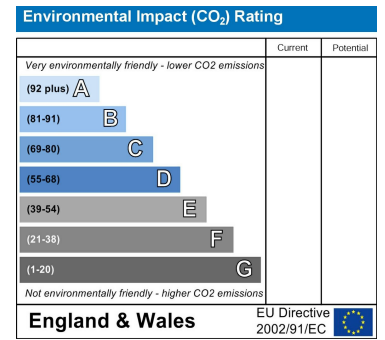
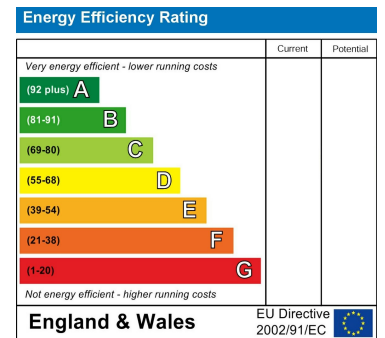
Agent Lettings Notes

PLEASE NOTE - All of our rental properties require 1 full months rent security deposit and 1 full months rent in advance. From this amount we require 1 weeks rent to be paid up front as a holding deposit to process your application.

Map



EPC Graphs



Floorplan

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