



LAMB & CO

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Inspired by property, driven by passion.



JAYWICK LANE, CLACTON-ON-SEA, CO16 8BB OFFERS IN EXCESS OF £315,000

This spacious four-bedroom house offers the perfect blend of comfort and convenience, All four bedrooms are well-sized. Outside, enjoy a well-maintained garden perfect for outdoor relaxation and entertaining, along with a driveway providing off-road parking

- Four Bedrooms
- Off Road Parking
- Two En Suites
- No Onward Chain
- Kitchen/ Diner
- EPC - E

ENTRANCE HALL

BEDROOM FOUR

12'6" 12'2" (3.81m 3.71m)



BEDROOM THREE

13'00" 11'6" (3.96m 3.51m)



BATHROOM

11'6" 5'2" (3.51m 1.57m)



KITCHEN/DINING ROOM

21'00" 12'2" (6.40m 3.71m)



LOUNGE

15'4" 15'00" (4.67m 4.57m)



BEDROOM TWO

14'7" 11'8" (4.45m 3.56m)



EN SUITE

6'10" 2'3" (2.08m 0.69m)

BEDROOM ONE

17'1" 11'5" (5.21m 3.48m)



EN SUITE

6'10" 2'3" (2.08m 0.69m)

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

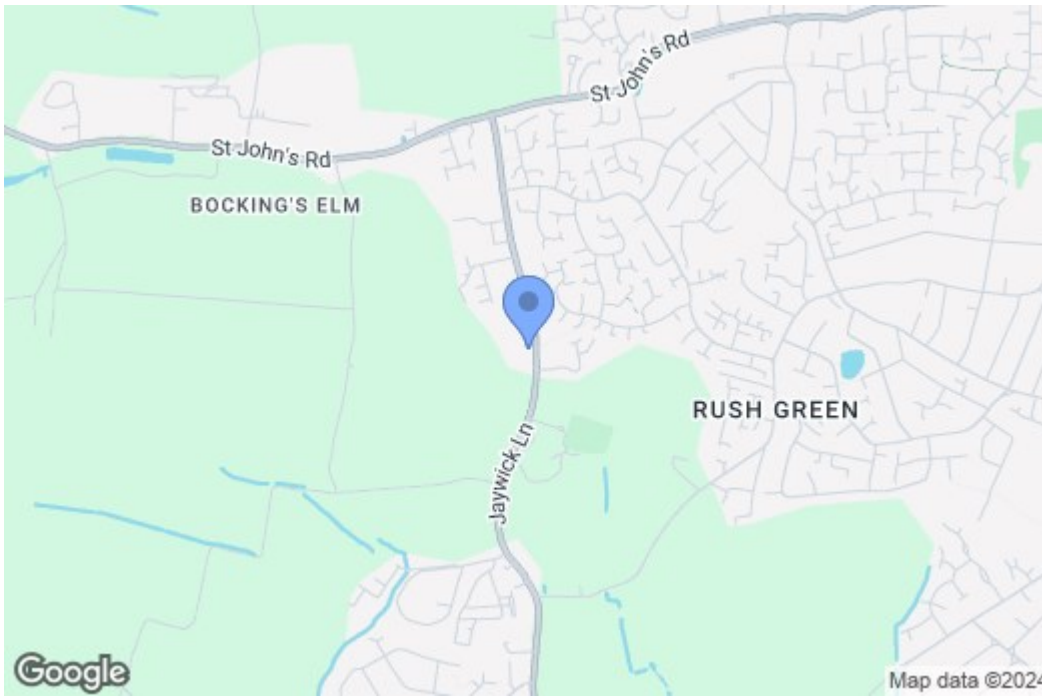
ANTI-MONEY LAUNDERING REGULATIONS 2017 - In order to comply with regulations, prospective purchasers will be asked to produce photographic identification and proof of residence documentation once entering into negotiations for a property.

Additional Info

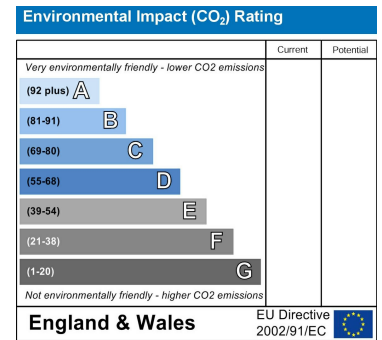
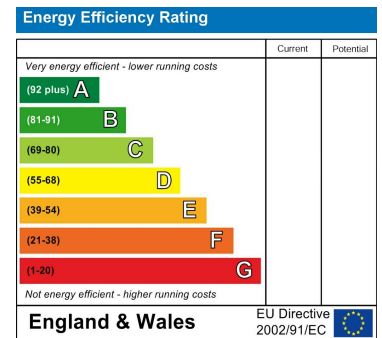
Council Tax Band: C
Heating: Gas
Services: Mains gas, electricity, water and drainage
Broadband: Ultrafast
Mobile Coverage: O2 Likely
Construction: Conventional
Restrictions: No
Rights & Easements: No
Flood Risk: Low
Additional Charges: No
Seller's Position: No Onward Chain
Garden Facing: West



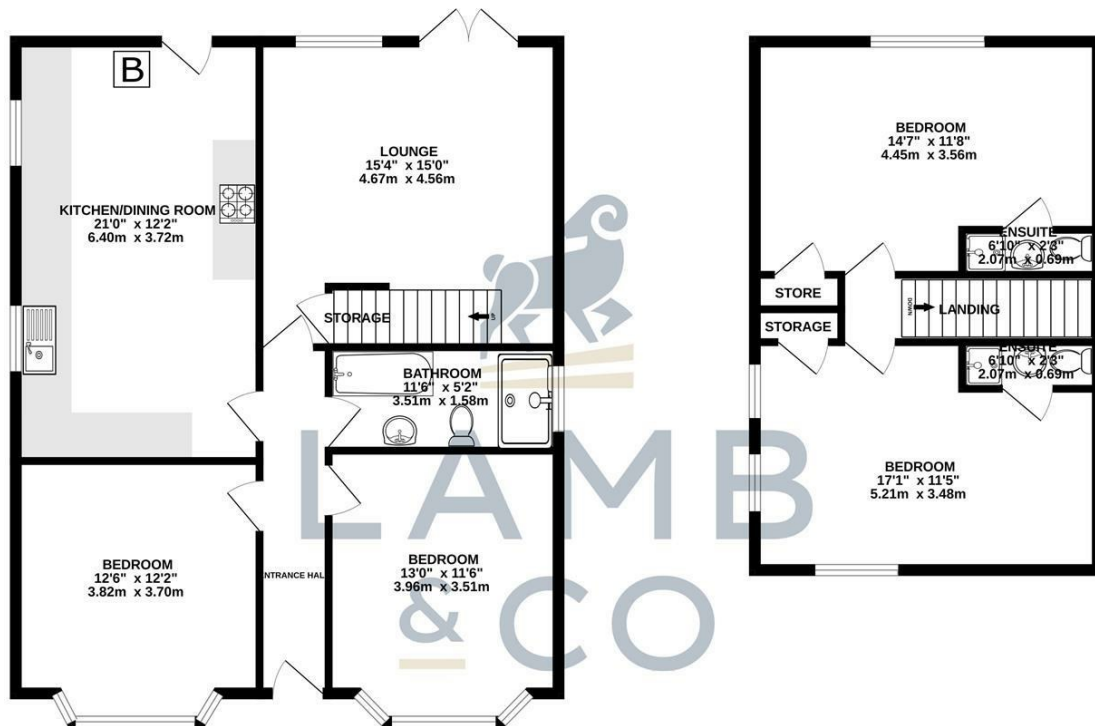
Map



EPC Graphs



Floorplan



TOTAL FLOOR AREA: 1362 sq.ft. (126.6 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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