



LAMB & CO

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JUBILEE AVENUE, CLACTON-ON-SEA, CO16 9QU PRICE £275,000

This charming three-bedroom detached bungalow is located in a peaceful residential area of Clacton-on-Sea. The property features a spacious lounge, modern kitchen, and three well-proportioned bedrooms. The exterior offers a private, low-maintenance garden, a driveway for multiple vehicles, and a garage for extra storage or parking. Located close to local amenities.

- Three Bedrooms
- No Onward Chain
- Conservatory
- Solar Panels
- Off Road Parking & Garage
- EPC - E

ENTRANCE HALL

BEDROOM TWO

9'5" 9'2" (2.87m 2.79m)

BEDROOM ONE

12'7" 10'00" (3.84m 3.05m)



BEDROOM THREE

9'5" 9'1" (2.87m 2.77m)



BATHROOM

7'10" 7'00" (2.39m 2.13m)

KITCHEN

10'10" 9'10 (3.30m 3.00m)



LOUNGE

12'6" 10'10" (3.81m 3.30m)



CONSERVATORY

20'5" 7'5" (6.22m 2.26m)

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

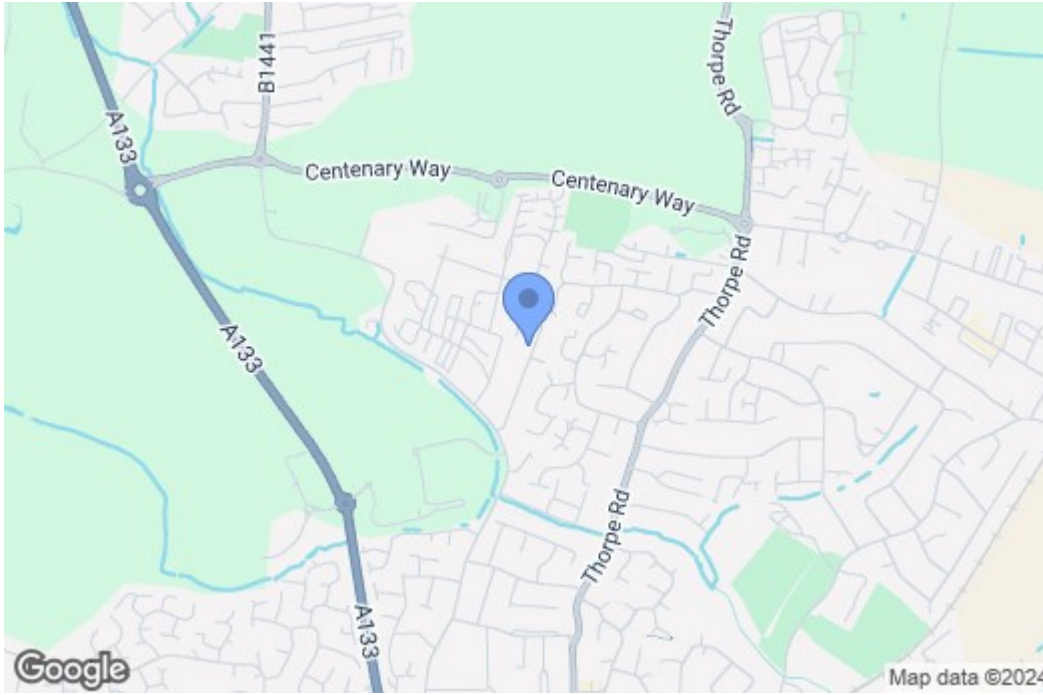
ANTI-MONEY LAUNDERING REGULATIONS 2017 - In order to comply with regulations, prospective purchasers will be asked to produce photographic identification and proof of residence documentation once entering into negotiations for a property.

Additional Info

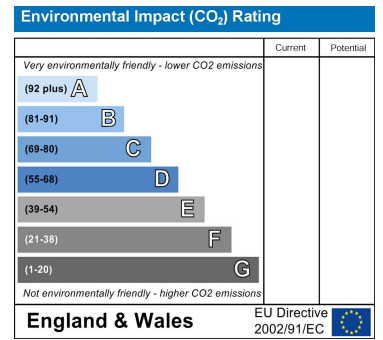
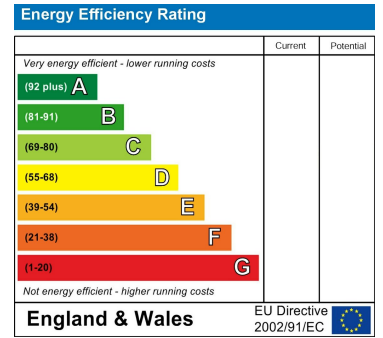
Council Tax Band: C
Heating: Gas
Services: All Mains
Broadband: Ultrafast
Mobile Coverage: EE,02, Vodaphone - Likely
Construction: Conventional
Restrictions: No
Rights & Easements: No
Flood Risk: Low Risk
Additional Charges: No
Seller's Position: No Onward Chain
Garden Facing: North



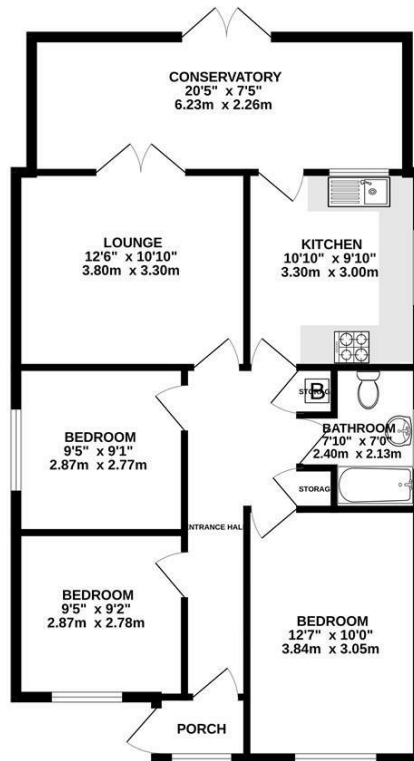
Map



EPC Graphs



Floorplan



TOTAL FLOOR AREA: 856 sq ft (79.5 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 is given as to their operability or efficiency can be given.
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