

📍 110 Old Road, Clacton On Sea, Essex, CO15 3AA
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Sheen's
The Action Agents



Alleyne Way Clacton-On-Sea, CO15 2RD

Situated on the popular Tudor development on the western side of Clacton-on-Sea is this TWO DOUBLE BEDROOM DETACHED BUNGALOW. Local shopping amenities at Tudor Parade are conveniently positioned within 200 metres with Clacton-on-Sea's town centre, seafront and mainline railway station approximately one and three quarter miles away. The property has undergone modernisation over recent years by the current vendor and an early internal inspection is strongly advised to appreciate the accommodation, decor and garden on offer.

- Two Double Bedrooms
- 17' x 11' Lounge
- 12'5 x 10' Kitchen/Diner
- Modern Shower Room
- Gas Central Heating (n/t)
- Fully Double Glazed
- Approx 55' Rear Garden
- Off Street Parking
- Council Tax Band C
- EPC Rating F

Price £249,995 Freehold



Accommodation Comprises

The accommodation comprises approximate room sizes:

Double glazed entrance door to;

ENTRANCE HALLWAY

Radiator. Loft Access with loft ladder to partly boarded loft space (Housing Gas combination boiler - Fitted 2021 - Not Tested). Two built in storage cupboards. Wood effect flooring. Doors to;



LOUNGE

17' x 11'

Tiled fire place. Two radiators. Double glazed windows to front and rear.



KITCHEN/DINER

12'5 x 10'

Fitted with a range of white panel laminate fronted units. Comprises wood panel work surfaces with cupboards and drawers below. Inset single drainer sink unit with mixer tap. Plumbing and space for washing machine, cooker and under counter fridge and freezer. Tiled flooring. Tiled splash backs. Radiator. Double glazed window to side. Double glazed double doors leading to rear garden.



BEDROOM ONE

13' x 8'9

Radiator. Double glazed window to rear.



BEDROOM TWO

12' x 9'8

Radiator. Double glazed window to front.



SHOWER ROOM

Fitted with a three piece white suite. Comprises Double shower cubicle. Pedestal wash hand basin. Low level W.C. Radiator. Double glazed window to side.



OUTSIDE - FRONT

Block paved driveway providing off street parking for numerous vehicles. Shingled front garden. Part enclosed by small brick wall. Gate gives side pedestrian access to rear garden.



OUTSIDE - REAR

Approx 50' south facing rear garden. Commencing with paved patio area. With flower and shrub borders. Panel fencing. Remainder being laid to lawn. Timber storage shed. Summer house. Access to front via both sides.



ALTERNATE VIEW OF GARDEN



Material Information (Freehold Property)

Tenure: Freehold Council Tax Band: C

Any Additional Property Charges: No

Services Connected: (Gas): Yes. (Electricity): Yes. (Water): Yes (Sewerage Type): Mains. (Telephone & Broadband): Yes

Non-Standard Property Features To Note: No

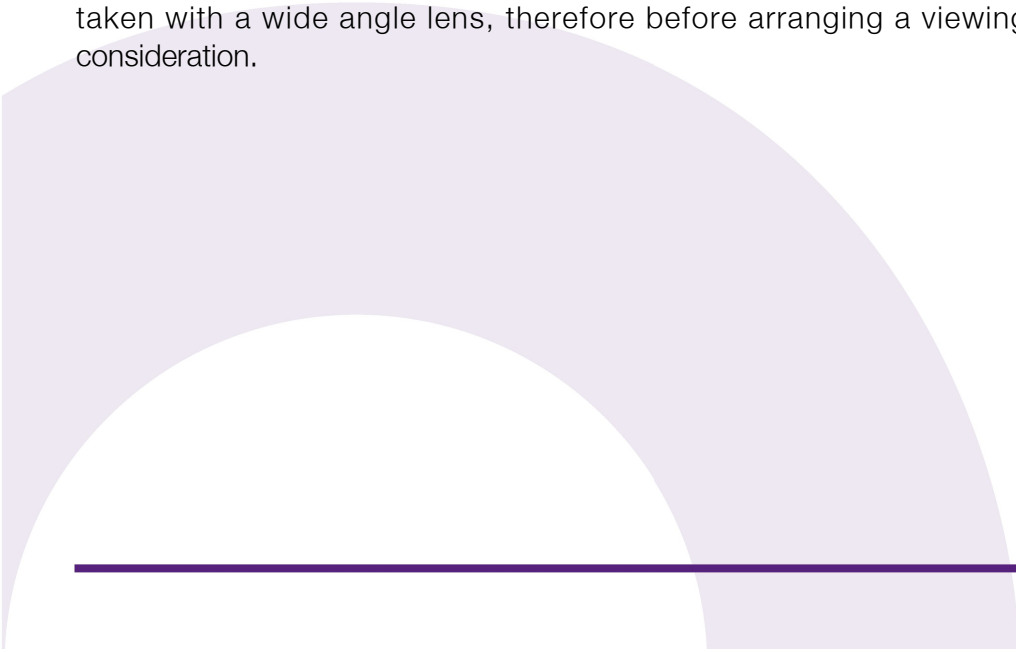
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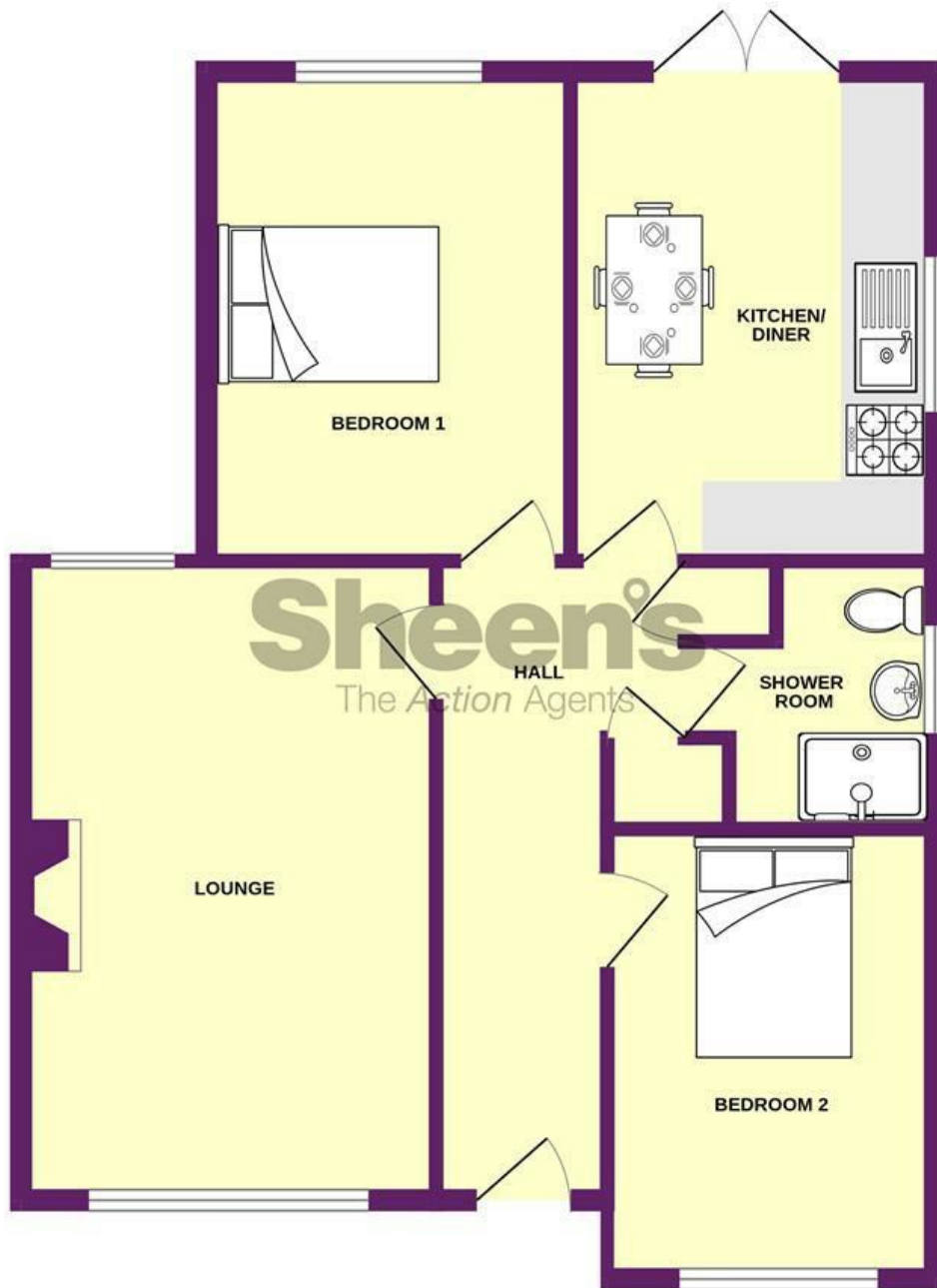
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Particular Disclaimer

These Particulars do not constitute part of an offer or contract. They should not be relied upon as a statement of fact and interested parties must verify their accuracy personally. All internal & some outside photographs are taken with a wide angle lens, therefore before arranging a viewing, room sizes should be taken into consideration.



GROUND FLOOR



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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