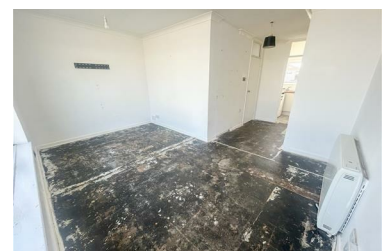




Priory Close, Bel Air Chalet Estate Clacton-On-Sea, CO16 8TA

Sheens Estate Agents are please to offer this ONE BEDROOM HOLIDAY CHALET located on the Bel Air Chalet Estate in Seawick. The property has approximately 23 years remaining on the lease and benefits from a ground rent of just £35 per Annum. The property is conveniently situated close to the SEAFRONT. An internal inspection is highly recommended to appreciate the accommodation on offer.

- One Bedroom
- 15'1 x 7'5 Bedroom
- 11'8 x 15'4 nor to 9'10 Lounge
- 5'9 x 4'9 Kitchen
- Electric Heating (n/t)
- Holiday Home Status
- Fully Double Glazed
- No Onward Chain
- Close To Seafront
- Council Tax Band A



Price £30,000 Leasehold

Accommodation Comprises

The accommodation comprises approximate room sizes:

LOUNGE

15'4 x 11'8 nar to 9'10

Double glazed window to front. Electric heater (not tested).



KITCHEN

5'9 x 4'9

Fitted with wall mounted units comprising; rolled edge work surfaces with cupboards and drawers below. Inset stainless steel sink unit with mixer tap. Space for under counter fridge. Space for cooker. Double glazed window to rear.



BEDROOM

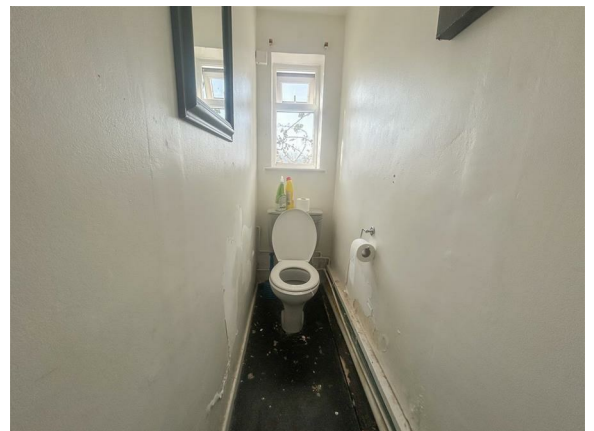
15'1 x 7'5

Wall mounted electric heater (not tested). Double glazed window to rear.



BATHROOM

Low level W/C. Wall mounted hand wash basin. Shower cubical with shower attachment (not tested). Double glazed window to rear.



OUTSIDE



Material Information (Leasehold Property)

Tenure: Leasehold
Council Tax Band:
Length of lease (years remaining): 23 Years
Annual ground rent amount (£35.00):
Ground rent review period (year/month): n/a
Annual service charge amount (£): n/a
Service charge review period (year/month): n/a

Any Additional Property Charges:

Services Connected:
(Gas): No
(Electricity): Yes
(Water): Yes
(Sewerage Type): Mains
(Telephone & Broadband): TBC

Non-Standard Property Features To Note:

Lease Disclaimer

It is up to any interested party to satisfy themselves of the lease details with their legal representative before entering into a contractual agreement.

EH 02/25

ANTI-MONEY LAUNDERING REGULATIONS 2017 - Prospective purchasers will be asked to produce photographic identification and proof of residence documentation once entering into negotiations for a property in order for us to comply with current Legislation.

REFERRAL FEES - Sheen's reserve the right to recommend additional services. Sheen's receive referral fees of between £50-£150 per transaction when using a suggested solicitor. 10% referral fee on a nominated Surveying Company. 10% referral fee on their nominated independent mortgage broker service. Clients have the right to use whomever they choose and are not bound to use Sheen's suggested providers.

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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Selling properties... not promises

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The Action Agents