



**Page Road, Clacton-On-Sea CO15 3AE**



**welcome to**

**Page Road, Clacton-On-Sea**

GROUND FLOOR APARTMENT - With private rear garden, off road parking and spacious kitchen. Being sold with a lease in excess of 150 Years. and a CONSERVATORY. The property is located with 0.5 miles of Clacton Town Centre and Train Station. CALL TO ARRANGE A VIEWING TODAY.





### **Living Room**

12' 8" x 11' 9" ( 3.86m x 3.58m )

### **Kitchen**

12' 5" x 10' 6" ( 3.78m x 3.20m )

### **Conservatory**

10' 3" x 9' 1" ( 3.12m x 2.77m )

### **Bedroom 1**

12' 3" x 10' 8" ( 3.73m x 3.25m )

### **Bathroom**

### **Garden**

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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## Page Road, Clacton-On-Sea

- Ground Floor
- Off Road Parking
- Conservatory
- Private Rear Garden
- Spacious Kitchen

Tenure: Leasehold EPC Rating: C

This is a Leasehold property with details as follows; Term of Lease 189 years from 01 Jan 1989. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

**£140,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/CTS309396](https://williamhbrown.co.uk/Property/CTS309396)



Property Ref:  
CTS309396 - 0004

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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