



# GAME ESTATES

## PROPERTY SALES & LETTINGS

01206 384810

WWW.GAME-ESTATES.CO.UK

01621 869986

5 The Coverts  
West Mersea  
Essex  
CO5 8AW

£675,000



Four-bedroom detached property

Sea Views from first floor

Timeless design

Popular Cul-de-sac Location

Double Garage & driveway for several vehicles

Conveniently located near local amenities,

Un-overlooked rear garden

Chain free

Escape to the serene surroundings of West Mersea with this delightful Four-bedroom Detached property located at 5 The Coverts. Embracing a sense of peace and tranquillity, this residence offers a perfect blend of comfort and coastal charm, promising a life-style of relaxation and beauty. Sea views from the first-floor bedrooms adds an additional bonus.

Situated within the sought-after enclave of The Coverts, this home presents an opportunity to reside in one of Essex's most desirable coastal communities. Enjoy the laid-back atmosphere and scenic beauty of this seaside retreat.

Characterized by its timeless appeal and classic design elements, 5 The Coverts exudes warmth and character at every turn. From the inviting facade to the cozy interiors, this home welcomes you with open arms.

**Porch: 8' 4" x 4' 4" (2.54m x 1.32m)**

Double opening casement doors, tiled floor

**Hall: 11' 11" x 8' 4" (3.63m x 2.54m)**

Part obscured entrance door, stairs to first floor, understairs cupboard, radiator, doors to:

**Cloakroom: 5' 6" x 2' 4" (1.68m x 0.71m)**

Wall mounted basin, close coupled WC.

**Lounge: 17' 3" x 10' 11" (5.26m x 3.33m)**

Open fireplace, brick and tiled, double opening casement doors to rear garden, two radiators.

**Dining Room: 10' 11" x 10' 11" (3.33m x 3.33m)**

Window to front aspect, radiator

**Kitchen: 13' 5" x 10' 10" (4.09m x 3.30m)**

Work surfaces with inset stainless steel sink with mixer tap, drawers and cupboards under, fitted double oven, inset hob, integral dishwasher, tiled floor, eye level cabinets, oil boiler, window to rear garden, door to utility room.

**Utility Room: 8' 3" x 5' 8" (2.51m x 1.73m)**

Part glazed door to rear garden, inset stainless steel sink with mixer tap, washing machine, cupboards under, tiled floor, radiator.

**First floor Landing: 11' 11" x 8' 4" (3.63m x 2.54m)**

Timber balustrade to stairwell, immersion cupboard with new tank, loft access (unchecked)

**Bedroom 1: 17' 4" x 10' 11" (5.28m x 3.33m)**

Fitted 8 door wardrobe, windows to rear and front aspects with sea views, door to en-suite.

**En-Suite: 5' 7" x 8' 3" (1.70m x 2.51m)**

Enclosed walk-in shower, wash basin on vanity unit with mixer tap, radiator, obscure window to rear aspect, part tiled to walls, tiled floor

**Bedroom 2****9' 9" x 10' 11" (2.97m x 3.33m)**

Window to rear aspect, radiator

**Bedroom 3: 10' 8" x 10' 11" (3.25m x 3.33m)**

Window to front aspect with sea views, radiator

**Bedroom 4: 8' 4" x 7' 2" (2.54m x 2.18m)**

Window to front aspect with sea views, radiator.

**Family Bathroom: 7' 9" x 5' 6" (2.36m x 1.68m)**

Panel bath, shower over with shower screen, wash basin on vanity unit with mixer tap, close coupled WC, obscure window to rear aspect, tiled floor, radiator.

**Double Garage: 17' 8" x 17' 6" (5.38m x 5.33m)**

Two up and over doors, window and part obscure glazed door to side aspect, loft storage

**Rear Garden: 57' 0" x 46' 0" (17.37m x 14.02m)**

Laid to lawn, mature trees and shrubs, paved patio, timber fence and shed, un-overlooked, gate to front aspect.

**Front Garden**

Large block paved driveway with parking for several cars, gates to rear aspect, oil tank, low level brick wall to boundary.

**Council tax band: E**

Awaiting floorplan & epc

