









12 Bay View Crescent, Harwich, CO12 5EG Guide price £240,000

** Guide Price £240,000 - £250,000 ** No Onward Chain - Situated on a generous corner plot in the village of Little Oakley, this semi-detached home offers excellent potential to extend, subject to planning permission. While it requires some modernisation, the property provides a solid foundation to create a stylish family home.

Accommodation includes a 19ft spacious kitchen/diner, lounge, three bedrooms, and a family bathroom. Wrap-around gardens surround the home, with outbuildings including a workshop and outside WC - both with power and light. Additional benefits include a garage/lock-up in a block to the rear.

This is a rare opportunity to acquire a spacious home in a sought-after village setting, with scope to personalise and enhance.

Accommodation Comprises:

Entrance Hall

Kitchen/Diner 19'1" x 11'4" (5.83 x 3.46)

Lounge 12'5" x 11'6" (3.80 x 3.52)

First Floor Landing

Bedroom 1 11'6" x 11'4" (3.53 x 3.46)

Bedroom 2 10'4" x 10'0" (3.15 x 3.05)

Bedroom 3 8'9" x 7'10" (2.67 x 2.41)

Bathroom 7'2" x 5'6" (2.20 x 1.68)

Outside Areas:

The property sits on a substantial corner plot with wrap around gardens to the front, side and rear 3 outbuildings including a workshop and outside WC with power & light connected Single garage/lock up is located within a block to the rear of the property

Floor Plan



Area Map

Main Rd (92 plus) A Ramsey Ramsey Rd UPPER В 83 DOVERCOURT Church Hill Tinker St DOVERCOURT Oakley Rd 36 Not energy efficient - higher running costs **England & Wales** EU Directive 2002/91/EC Environmental Impact (CO₂) Rating (92 plus) 🔼 (81-91) Harwich Rd Little Oakley Coople **England & Wales** Map data @2025

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Tendring,

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