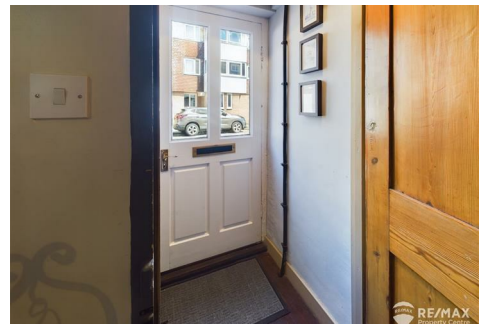




RE/MAX

PROPERTY HUB



34 West Street, Harwich, CO12 3DD

Asking price £280,000

A rare opportunity to purchase this charming Grade II Listed home located in the heart of Old Harwich, just a stones throw from Ha'Penny Pier and the harbour area, full of character features with 4 spacious bedrooms, lounge with fireplace & log burner, kitchen, bathroom, cellar and a delightful courtyard garden with workshop/outbuilding, viewing is a must!

Accommodation spread across 3 floors (+ Cellar)

Entrance Door leading to:-

Integral Porch

Door through to lounge

Lounge Area 13'9" x 12'8" (4.21 x 3.88)

With sash window to front aspect, brick fireplace with log burner, door down to cellar and stairs to first floor

Kitchen 12'5" x 12'0" (3.79 x 3.67)

With window to rear aspect, fitted with a range of wall and base units, butler sink/drain, spaces for cooker, fridge/freezer, washing machine, storage cupboard and door leading to the rear garden

First Floor landing

Access to bedrooms 1 & 4, bathroom and stairs to second floor

Bedroom 1 14'0" x 12'11" (4.29 x 3.96)

With sash window to front aspect and feature fireplace

Bedroom 4 12'0" x 7'7" (3.66 x 2.33)

With window to rear aspect, storage cupboard and feature fireplace

Bathroom 8'0" x 4'10" (2.44 x 1.49)

Bath with mixer tap and overhead shower, low level WC, pedestal wash hand basin, heated towel rail and obscured window to rear aspect

Second Floor:-

Bedroom 2 13'4" x 13'0" (4.07 x 3.98)

With window to front aspect, eaves storage and vaulted ceiling

Bedroom 3 12'4" x 12'2" (3.76 x 3.71)

With window to rear aspect and vaulted ceiling

Cellar

Used as storage space, with power and light connected

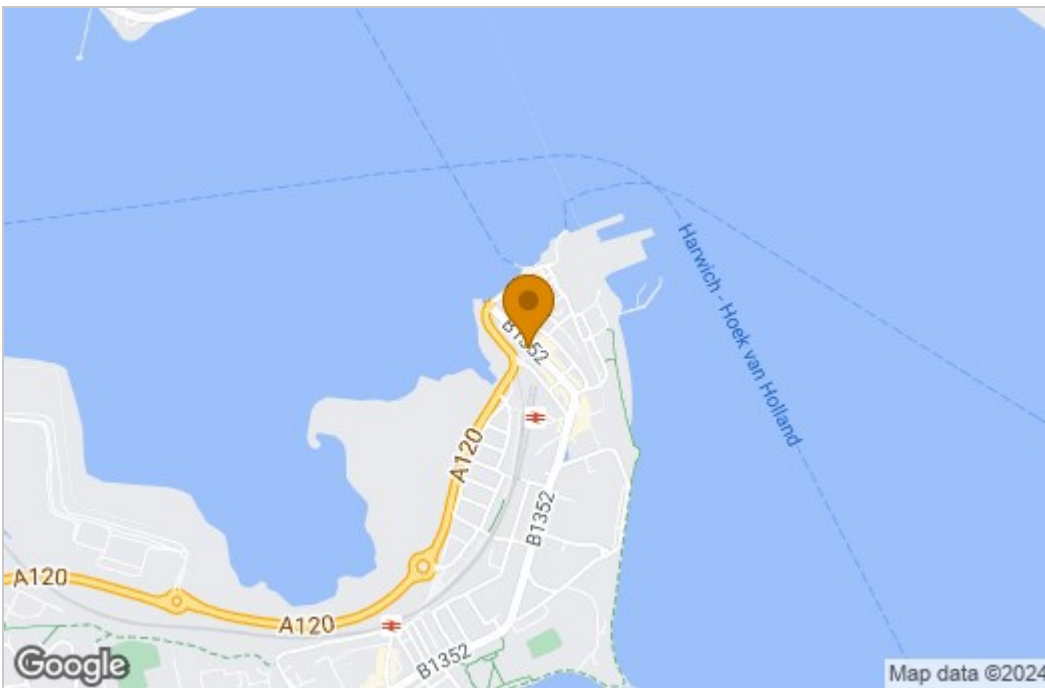
Outside Area:

Fully enclosed courtyard garden with patio area and brick outbuilding/workshop

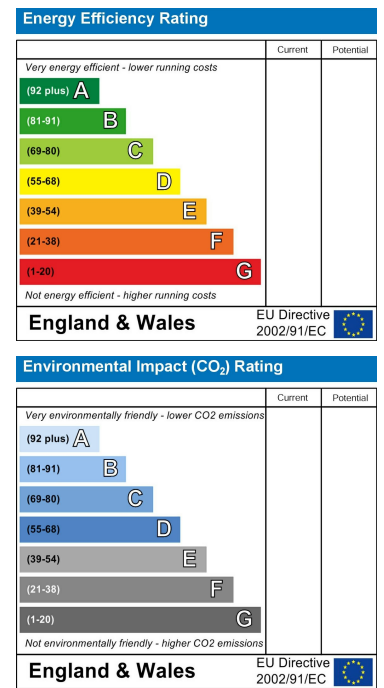
Floor Plan



Area Map



Energy Efficiency Graph



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