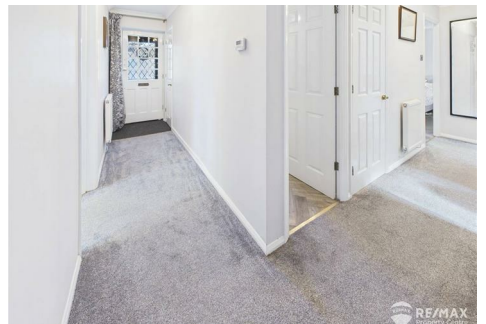




RE/MAX

PROPERTY HUB



18 Hankin Avenue, Harwich, CO12 5HE

Price £330,000

Tucked away at the end of a peaceful cul-de-sac, this charming detached bungalow being sold in excellent condition and with NO ONWARD CHAIN, offering 3 bedrooms, spacious 24ft lounge, kitchen/breakfast room, bathroom + en-suite shower room, with front and rear gardens, garage and driveway with off-road parking

Located in a sought after area

Council Tax Band: D

Gas Central Heating (newly installed Combi Boiler)

Fully Double Glazed

Entrance Porch

Brick and UPVC with glazed door and windows to front and both sides, entrance door to:

Entrance Hall

With doors to all rooms, 2 storage cupboards and loft access hatch

Lounge 23'8" x 14'10" (7.23 x 4.54)

With attractive feature fireplace housing gas fire (not tested by agent), patio doors to rear garden and window to side aspect

Kitchen/Breakfast Room 17'3" x 8'5" (5.26 x 2.58)

Fitted with a range of wall and base units, built in double oven, gas hob, extractor hood, complimentary wall tiling, sink/drain, spaces for dishwasher, washing machine and tumble dryer, fridge/freezer, windows to front and side aspect and glazed door leading to rear garden

Bedroom 1 12'0" x 11'1" (3.67 x 3.39)

With window to front aspect and built in double wardrobes, door to:

en-suite Shower Room 8'10" x 3'1" (2.71 x 0.94)

Suite comprising shower cubicle, pedestal wash basin, low level WC and opaque window to front aspect

Bedroom 2 10'5" x 8'2" (3.19 x 2.50)

With window to rear aspect and built in double wardrobe

Bedroom 3 8'2" x 6'5" (2.50 x 1.97)

With window to rear aspect and built in double wardrobe

Bathroom

Suite comprising, panelled bath with wall mounted shower, sink in vanity, low level WC, heated towel radiator, fully tiled walls and opaque window to front aspect

Outside Areas:

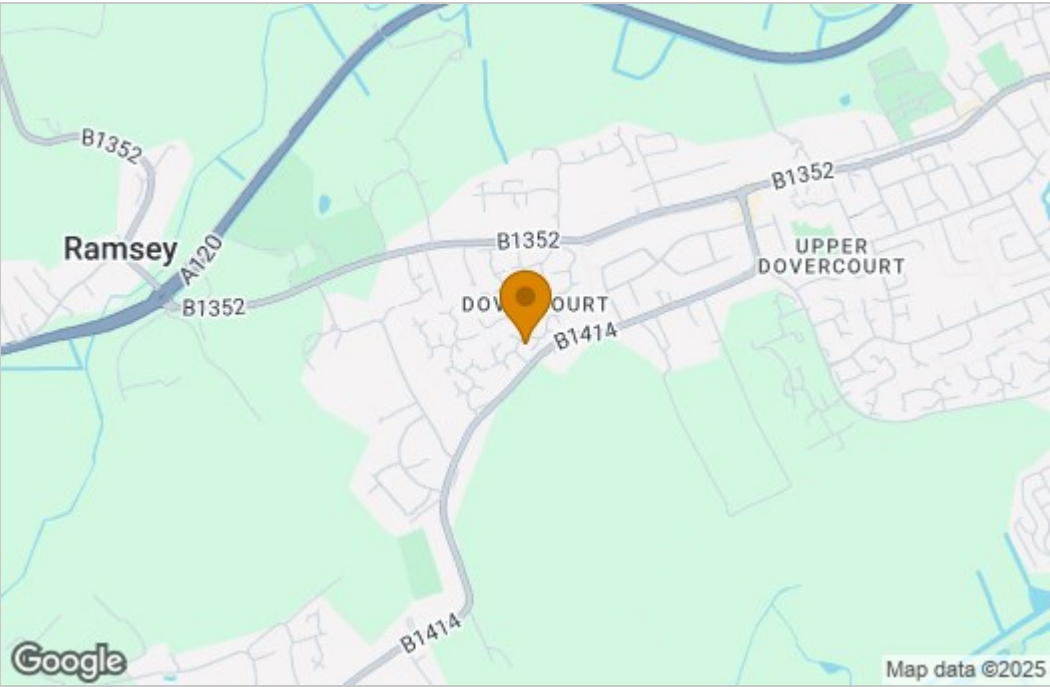
The front of the property is laid to lawn with decorative borders, garage and driveway offering off-road parking, gated access to both sides

The secluded rear garden is fully enclosed and low maintenance with lawn area, patio for entertaining, borders with decorative stones, personnel door giving access to the garage (power & light connected)

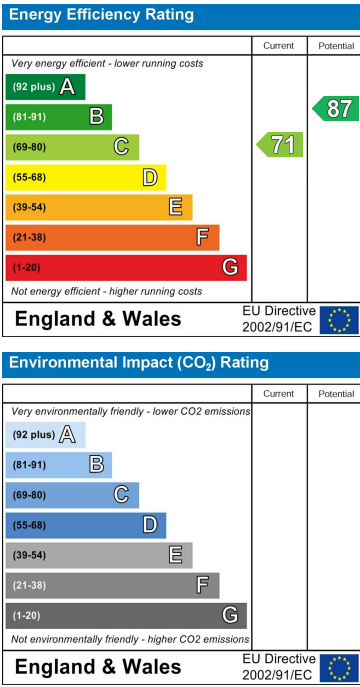
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.