



# RE/MAX

## PROPERTY HUB



### **5 Shackleton Close, Harwich, CO12 3UD**

### **Offers in excess of £375,000**

Nestled in a peaceful cul-de-sac, this detached bungalow has been beautifully updated throughout and offers 3 bedrooms, spacious lounge, modern kitchen, bathroom, separate WC, garage & driveway offering off-road parking and South facing rear garden with double access to both sides

EPC: C  
Gas Central Heating  
Double Glazing  
Council Tax Band: D

### Entrance Hall

Part glazed door (opaque), doors to all rooms, loft access hatch and airing cupboard (housing water tank)

### Bedroom 1 11'4" x 10'11" (3.46 x 3.35)

With one whole wall of fitted wardrobes & storage, window to front aspect

### Bedroom 2 10'11" x 8'9" (3.35 x 2.67)

With window to front aspect

### Bedroom 3 10'11" x 7'1" (3.34 x 2.18)

With window to side aspect

### 'L' Shaped Lounge 15'9" x 13'10" (4.82 x 4.24)

With double glazed patio doors leading to rear garden

### Kitchen 11'5" x 9'8" (3.48 x 2.96)

Fitted with a modern range of matching wall and base units, fully integrated appliances including:- fridge, freezer and washing machine, built in electric cooker with gas hob and extractor, ceramic sink/drainers with mixer tap, complimentary wall tiling, wall mounted gas boiler, window to rear aspect and part glazed back door leading to rear garden

### Bathroom 5'8" x 5'7" (1.74 x 1.71)

Modern suite comprising:- 'P' bath with wall mounted shower and glazed screen, wash basin in vanity unit, wall mounted heated towel radiator, fully tiled walls, opaque window to side aspect

### Separate WC 5'7" x 2'8" (1.72 x 0.83)

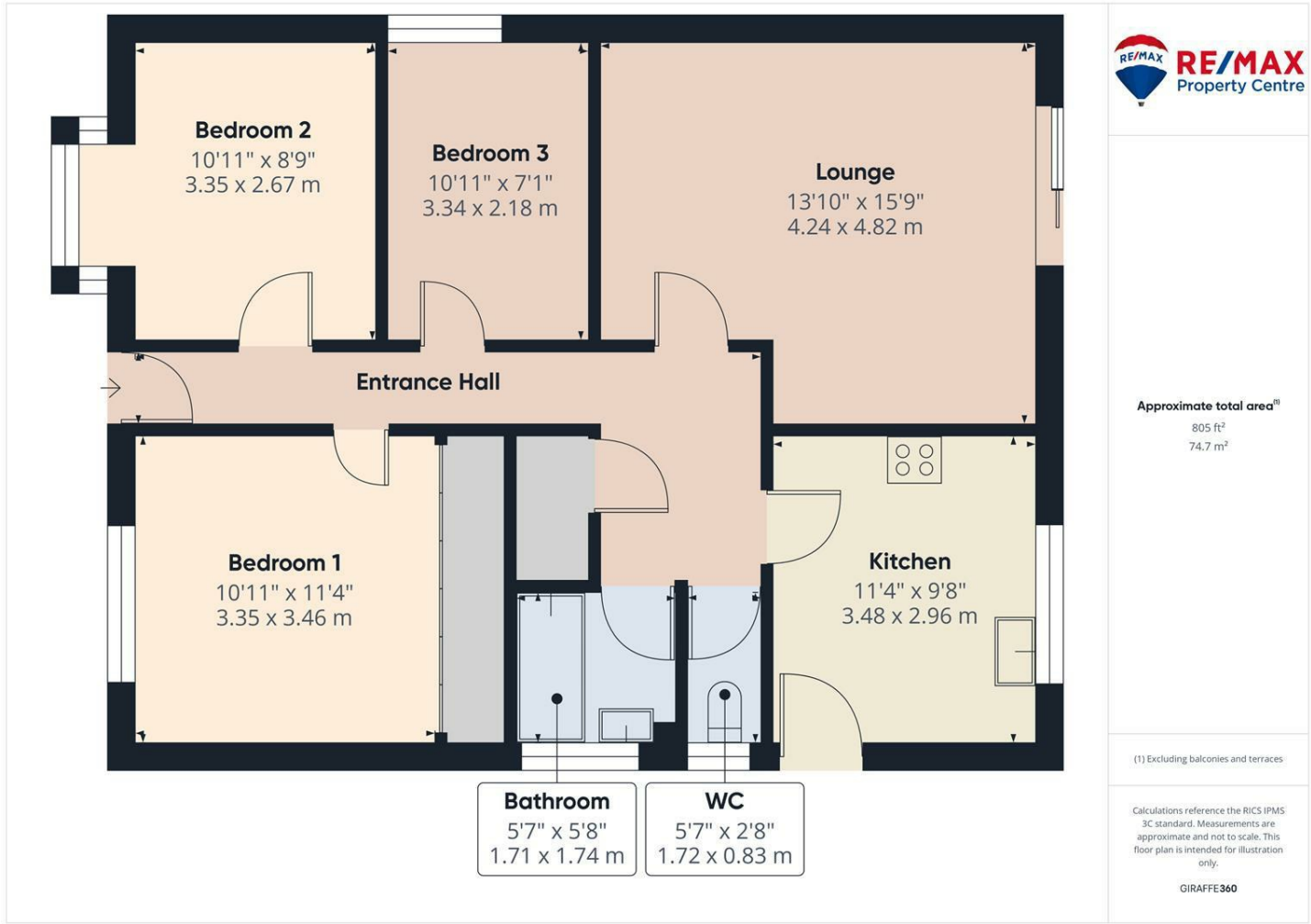
Low level WC, wash basin, half tiled walls, opaque window to rear aspect

### Outside Areas:

To the front of the property which is approached via block paved driveway, a lawned area with surrounding mature bushes, a single garage (power & light connected, plus a door and window to rear)

The rear garden can be accessed at both sides of the property, mainly laid to lawn with mature bushes and privacy hedging, a block paved pathway, outside tap

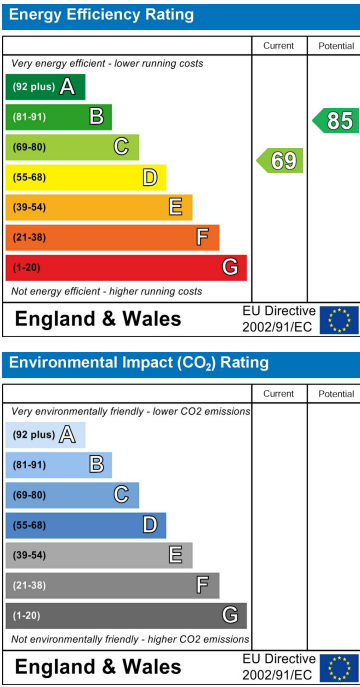
Floor Plan



Area Map



Energy Efficiency Graph



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