



**Shaftesbury Avenue, Harwich CO12 4BS**

**welcome to**

**Shaftesbury Avenue, Harwich**

Guide Price £250,000 - £275,000 With NO ONWARD CHAIN An extended three bedroom semi-detached house situated in a popular location and ideally situated for local schools, town centre and sea front. The property is WELL PRESENTED and benefits from OFF ROAD PARKING.



### **Entrance Hall**

Obscure wooden front door, understairs cupboard, radiator.

### **Lounge**

12' 3" into bay x 11' 3" ( 3.73m into bay x 3.43m )

UPVC double glazed bay window to front, radiator.

### **Kitchen/ Diner**

19' 9" max x 16' 7" max ( 6.02m max x 5.05m max )

Integrated double oven, hob and hood, space for fridge/freezer, tumble dryer , dishwasher and washing machine, two radiators, one and a half bowl stainless steel sink with mixer taps and draining board, UPVC double glazed windows to side and rear, UPVC double glazed French doors to rear garden, matching wall and base units with square edge worktop, tiled splashback.

### **First Floor Landing**

Obscure UPVC double glazed window to side.

### **Bedroom One**

11' x 8' 2" ( 3.35m x 2.49m )

UPVC double glazed window to front, fitted wardrobes.

### **Bedroom Two**

11' x 8' 10" ( 3.35m x 2.69m )

UPVC double glazed window to rear, built in wardrobes.

### **Bedroom Three**

6' 8" x 6' 2" ( 2.03m x 1.88m )

UPVC double glazed window to front, radiator.

### **Bathroom**

Wash hand basin, low level WC, shower cubicle, extractor fan, fully tiled, obscure UPVC double glazed window to rear.

### **Outside**

The front garden has a dropped kerb to driveway with low wall and gated access to the rear garden. The rear garden comprises of a patio area, mature

shrubs, summer house, garden shed and is fully enclosed with gated side access and is South West facing.



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## Shaftesbury Avenue, Harwich

- Semi-Detached House
- 3 Bedrooms
- Well Presented
- Off Road Parking
- Popular Location

Tenure: Freehold EPC Rating: D

guide price

**£250,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
HAW109387 - 0004

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