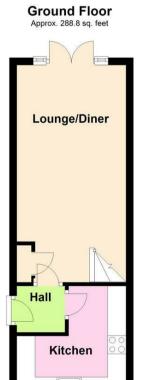


- Available Immediately Fully Furnished
- Two Good Size Bedrooms
- Lounge/Diner
- Re-fitted Kitchen
- Re-fitted Bathroom
- Rear Garden
- Off Road Parking for Two Cars
- Village Location
- Close To The School & Open Farmland
- EPC C

 Available immediately - Fully FurnishedThis recently refurbished and well-presented two bedroom semidetached house is located in a pleasant and private no through road in the village of Latchingdon. This property boasts a driveway providing off-road parking for two vehicles.

The accommodation includes a master bedroom and a further bedroom plus a family bathroom to the first floor. On the ground floor there is a lounge/dining room and a re-fitted kitchen. Externally the property offers a well maintained rear garden.

Latchingdon is a village located in the Dengie Peninsular with the closest towns, Maldon, Burnham-On-Crouch and South Woodham Ferrers all being within 7 miles away and Chelmsford approximately 14 miles. The village itself homes less than 1200 residents according to the 2021 census. The village benefits from a number of amenities including a 24 hour petrol garage, shops, post office, public house, primary school, diner and motel, bowls club, playing field and a village hall and church which both hold events. There are plenty of countryside footpaths providing scenic walks around the village.





Total area: approx. 577.6 sq. feet

Produced by Property Trader 01245 323355Disclaimer:All floorplans are provided for informational and illustrative purposes only. Although we endeavour to provide truthful representation, we do not in any way warrant the accuracy of the floorplan information and the floorplan layout and measurements may contain errors and omissions. We are not liable for and do not accept any liability relating to any loss or damage suffered as a direct or indirect result of use of any information You or your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction as to the suitability of the property for your full requirements.

Plan produced using PlanUp.

ACCOMODATION

GROUND FLOOR

Entrance Hall

Kitchen

2.9m x 2.61m (9'6" x 8'6")

Lounge/Diner

6m x 2.9m (19'8" x 9'6")

FIRST FLOOR

Landing

Bedroom One

3.2m m x 2.9m (10'5" m x 9'6")

Family Bathroom

Bedroom Two

2.9m x 2.9m (9'6" x 9'6")

EXTERIOR

Front

Rear Garden

Services

Gas- Mains

Electric- Mains

Water- Mains

Drainage- Mains

Heating- Gas Central Heating Local Authority - Maldon District

Council

Viewings

Strictly by appointment only through the selling agent Paul Mason Associates on 01621 742310.

Important Notices

We wish to inform all prospective purchasers that we have prepared these particulars including text, photographs and measurements as a general guide. Room sizes should not be relied upon for carpets and furnishings. We have not carried out a survey or tested the services, appliances and specific fittings. These particulars do not form part of a contract and must not be relied upon as statement or representation of fact.













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T: 01245 382 555

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