



Park Square West, Clacton-On-Sea

A charming 2 bedroom bungalow with a beautiful and vast sunny garden in the West Clacton neighbourhood.

Guide price £270,000

Park Square West

Jaywick, Clacton-On-Sea, CO15



- 2 bedroom Bungalow
- Off street parking
- Stunning large landscaped garden
- Garage
- Countryside views

The Property

The interior is thoughtfully designed with an open layout, featuring a spacious living and dining area. There is also a bright and airy conservatory that lets you enjoy the outdoors from the comfort of your home.

The kitchen is separate and easily accessible through a sliding door. It's designed in a galley style, providing ample countertop space and storage.

Both bedrooms are generously sized and come with built-in storage. The bathroom is well-appointed, offering a low-level WC, shower, and a basin. There is also an additional separate WC.

The Outside

The front of the property there is a well-landscaped garden enclosed by a low wall. It's a neat and tidy space that adds to the property's overall appeal. Alongside the garden is a practical paved driveway that extends to the side, providing off-street parking and access to the garage.

The rear garden is the real standout feature of this property. It's mainly laid to lawn, offering a spacious and versatile outdoor area. What sets it apart is the lovely countryside views you can enjoy from the garden.

The Area

Clacton-on-Sea is famous for its beautiful coastline along the North Sea. Visitors and residents alike enjoy sandy beaches and stunning views of the sea. The town's coastal location provides opportunities for beach walks, water sports, and relaxation by the shore.

This area is known for its entertainment options, including an amusement park, a pier with arcades and rides, and a variety of shops, cafes, and restaurants. Clacton Pier is a major attraction, offering family-friendly fun.

In addition to the coastline, the area features scenic parks and green spaces, including Martello Bay and Jaywick Martello Tower, which provide opportunities for outdoor activities and enjoying nature.

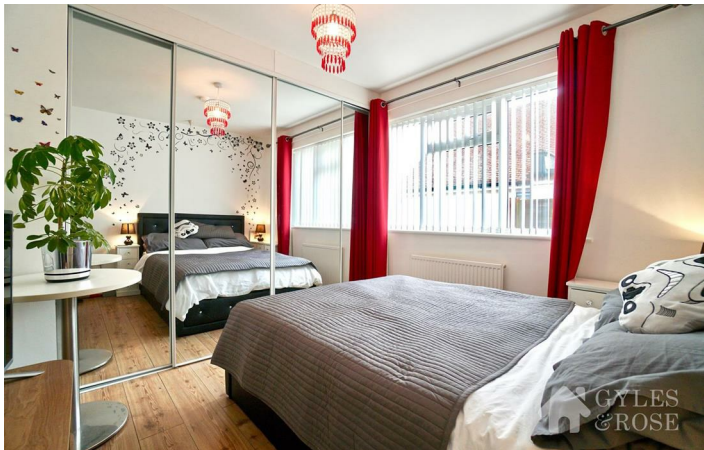
Clacton-on-Sea is well-connected by road and rail. The town has its own railway station, making it accessible to nearby towns and cities. The A133 road also connects Clacton-on-Sea to the road network in the region.

The town has a strong sense of community and offers a range of amenities, including schools, healthcare facilities, and shopping centers, making it a practical and comfortable place to live.

Further Information

Tenure - Freehold

Council Tax - Tendring Band C



Floor Plan

GROUND FLOOR
996 sq.ft. (92.5 sq.m.) approx.



TOTAL FLOOR AREA : 996 sq.ft. (92.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
67	100		
<p>Very energy efficient - lower running costs</p> <p>(82-91) A</p> <p>(69-81) B</p> <p>(55-68) C</p> <p>(49-54) D</p> <p>(39-48) E</p> <p>(21-38) F</p> <p>(1-20) G</p> <p>Not energy efficient - higher running costs</p>		<p>Very environmentally friendly - lower CO₂ emissions</p> <p>(81-91) A</p> <p>(69-80) B</p> <p>(55-68) C</p> <p>(39-54) D</p> <p>(21-38) E</p> <p>(1-20) F</p> <p>Not environmentally friendly - higher CO₂ emissions</p>	
<p>England & Wales</p> <p>EU Directive 2002/91/EC</p>		<p>England & Wales</p> <p>EU Directive 2002/91/EC</p>	