



Oxford Road, Manningtree
£240,000

Oxford Road

Chamberlain Phillips are pleased to present this charming two-bedroom mid-terrace home, ideal for first-time buyers, savvy investors, or anyone seeking a central Manningtree lifestyle. With pubs, shops, and all the local amenities just a stone's throw away, you'll relish the vibrant community spirit and the convenience of town living.

From the moment you step through the entrance hall, you'll appreciate the perfect space to shed your outdoor wear before unwinding in the cosy living room that flows effortlessly to an inviting, low-maintenance, enclosed rear garden.

The kitchen, smartly positioned at the front, is designed to inspire culinary exploits with everything at your fingertips.

Upstairs, two well-appointed bedrooms create a serene retreat, complemented by a family bathroom that serves both practicality and relaxation.

Externally, this delightful residence boasts two coveted parking spaces, accessible via a rear garden gate, ensuring that coming and going is a breeze.





- TWO BEDROOM TERRACED HOME
- ENCLOSED REAR GARDEN
- OFF ROAD PARKING FOR TWO VEHICLES
- CLOSE TO THE TOWN CENTRE
- NEW BOILER CIRCA 2 YEARS AGO
- VIEWING ADVISED

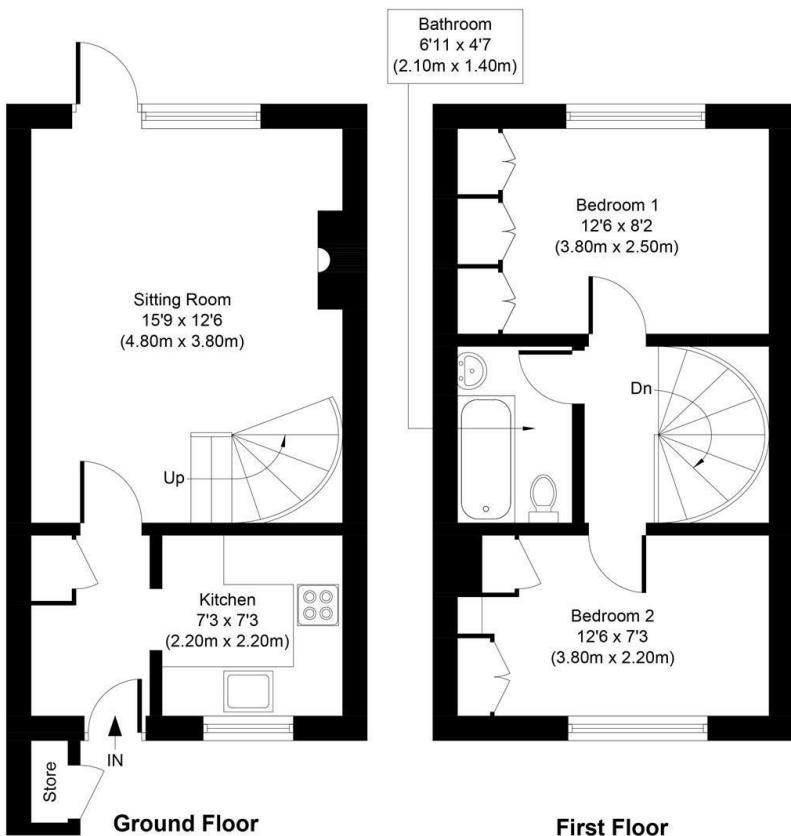
Location:

Manningtree, located in Essex, is a picturesque town nestled along the banks of the River Stour. It is part of the Suffolk Coast and Heaths Area of Outstanding Natural Beauty. Known for its rich history and charming architecture, it boasts a blend of quaint shops, cozy cafes, diverse and award-winning restaurant options, and local pubs, all contributing to its vibrant community atmosphere. The town's scenic surroundings include lush countryside and waterfront views, perfect for leisurely walks and outdoor activities. With the Stour Sailing Club, options for mooring, Regatta, and rowing. Also nearby is Dedham Vale for Constable Country, and the quaint beach and Nature Reserve at Wrabness. With excellent transport links, including a railway station connecting to London Liverpool Street in around 50 minutes from both Manningtree train station (5 minutes by car) and Mistley train station (2 minutes by car), a variety of options are within easy reach. It offers a delightful mix of rural charm and urban convenience, making it an ideal place to live in, commute to, or simply visit and vacation in.

Agents Notes:

Tenure - Freehold
Council tax - Band B
Services - Mains electric/mains drainage/Mains water/Mains Gas
Heating - Radiators via Gas boiler
Mobile - O2 & EE available, Three & Vodafone are likely
Broadband - Ultrafast is available
Property Situated in Manningtree and Mistley Conservation Area

Floor Plan



Area Map

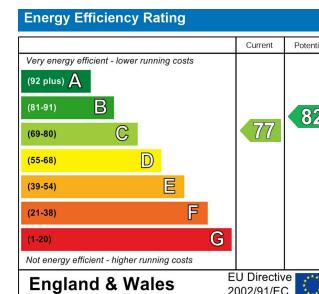


Approximate Gross Internal Area
Main House 594 sq ft (55.2 sq m)
(Including Store)

Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not warrant the floor plan's accuracy or completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.



Energy Efficiency Graph



Council Tax Band - B

Tenure - Freehold

Viewing

Please contact our Chamberlain Phillips Manningtree Office on 01206 646479 if you wish to arrange a viewing appointment for this property or require further information.

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.