



william h brown

**Park Road, St. Osyth Clacton-On-Sea CO16 8PW**



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h brown



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## **Park Road, St. Osyth Clacton-On-Sea**

Two Bedroom Town House located in the popular village of St Osyth. Being sold with no onward chain and having the benefit of off street parking and integral Garage. The first floor gives good living space and an internal viewing is suggested.

### **Entrance Hall**

Double glazed entrance door to. single radiator, stairs to first floor landing, cupboard under, personal door to garage.

### **Cloakroom**

Low level wc, wash hand basin, single radiator, double glazed window to rear aspect.

### **Lounge Area**

13' 5" x 13' ( 4.09m x 3.96m )

Double glazed french doors to rear, double glazed window to front, double radiator, double glazed window to front.

### **Kitchen Area**

16' x 9' ( 4.88m x 2.74m )

Double glazed window to rear, single drainer sink unit with mixer tap, set in rolled edge work surfaces cupboard and drawers under, range cooker, eye level cabinets.

### **Utility Room**

12' 8" x 5' 4" ( 3.86m x 1.63m )

Double glazed window to rear, double glazed door to rear, stainless steel single drainer sink unit with mixer tap, set in rolled edge work surfaces cupboard under, further rolled edge work surfaces cupboard and space beneath, eye level cabinets, wall mounted gas boiler, single radiator.

### **Landing**

2nd floor landing, loft void.

### **Bedroom 1**

12' 4" x 10' 4" ( 3.76m x 3.15m )

Double glazed window to front, single radiator, built in wardrobe, airing cupboard.

### **Bedroom 2**

9' 8" x 9' ( 2.95m x 2.74m )

### **Bathroom**

Double glazed window to rear, low level wc, pedestal wash hand basin, panelled bath with mixer tap shower attachment, single radiator.

### **Garage**

Integral garage with up and over door, power and light.

### **Front Garden**

x 2 parking spaces, leading to integral garage.

### **Rear Garden**

Laid to lawn.





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## **Park Road, St. Osyth Clacton-On-Sea**

- Two Bedrooms
- Utility Room
- Off Street Parking
- Integral Garage
- Open Plan Kitchen & Living

Tenure: Freehold EPC Rating: Awaited  
Council Tax Band: C

**£210,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
CTS310555 - 0004

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