LAMB & CO

Call us on 01255 422 240

Inspired by property, driven by passion.









COTTAGE WALK, CLACTON-ON-SEA, CO16 8DG

£1,600 PCM

Lamb and Co are pleased to advertise this Three Bedroom Detached Bungalow, located down Cottage Walk, CO16. This property benefits from having three double bedrooms, gas central heating, parking for 2/3 vehicles and comes with a garage. It is available now, contact the office to express interest.

- Available Now
- Recently re- painted Throughout
- Council Band Tax- D
- Three Double Bedrooms
- Good location
- EPC-
- Detached Bungalow
- Gas Central Heating

Entrance/Hallway

Bedroom One

approx 11'8 x 10'11 (approx 3.56m x 3.33m)





Kitchen

approx 11'8 x 10'4 (approx 3.56m x 3.15m)

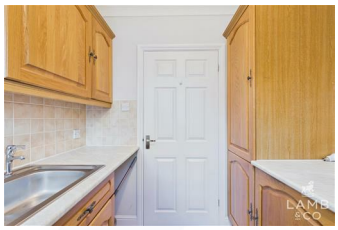




Integrated dishwasher and fridge, as well as oven, grill and electric hob.

Utility Room

approx 7'1 x 6'0 (approx 2.16m x 1.83m)

Integrated freezer. Space for washing machine and condense tumble dryer.

Bathroom

approx 7'1 x 6'11 (approx 2.16m x 2.11m)




Bedroom Two

approx 9'10 x 9'7 (approx 3.00m x 2.92m)





Living Room

approx 18'2 x 10'11 (approx 5.54m x 3.33m)





Bedroom Three (Master Bedroom)

approx 14'2 x 10'4 (approx 4.32m x 3.15m)




En-suite

approx 3'2 x 6'11 (approx 0.97m x 2.11m)




Front Of Property




Metal gate to access drive. Garage access front the front. Side access down the other side that's gated to allow access to the rear garden.

Rear Garden

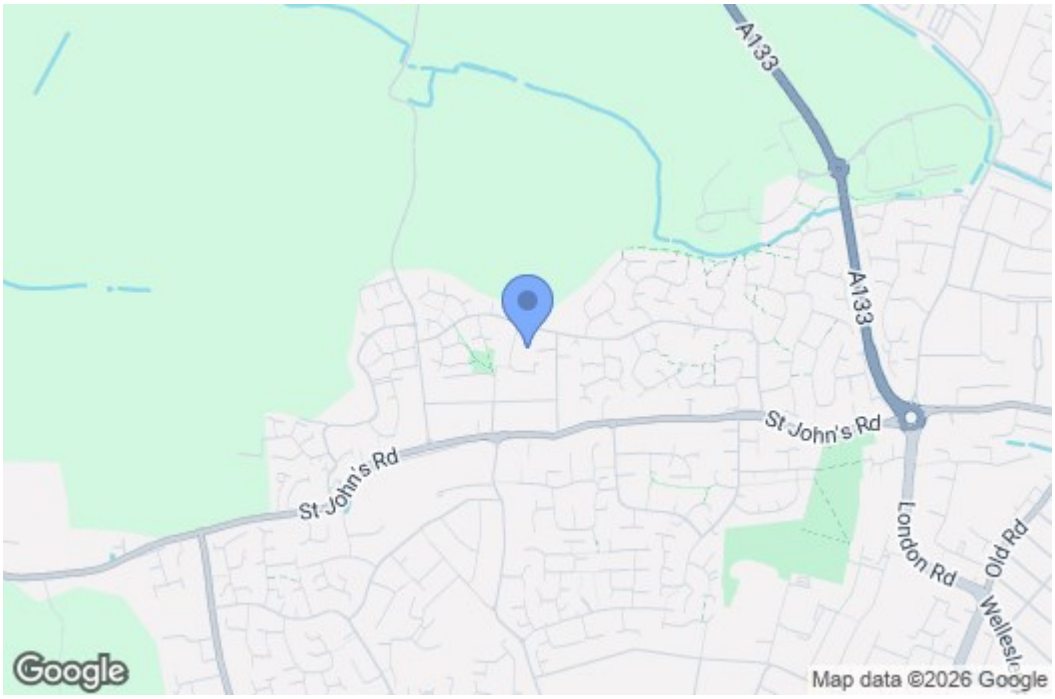



Garage access from the back.

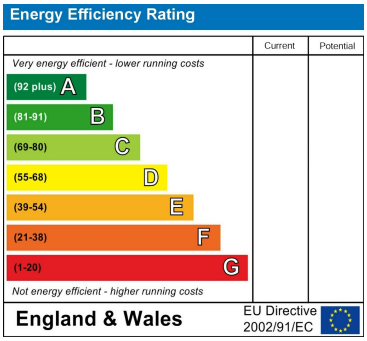
Agents Lettings Notes

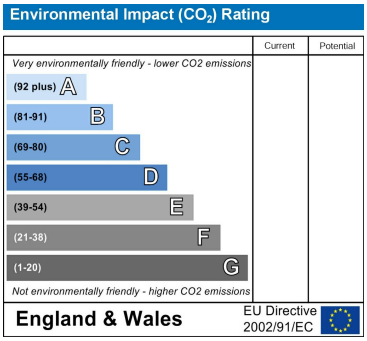
PLEASE NOTE - All of our rental properties require 1 full months rent security deposit and 1 full months rent in advance. From this amount we require 1 weeks rent to be paid up front as a holding deposit to process your application.

Map



EPC Graphs





Floorplan



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.