

oakheart



£600,000

Asking Price

Wharf Road, Heybridge

This beautifully presented and spacious three double bedroom bungalow, is enviably positioned on the edge of a tranquil lake, offering picturesque views and a rare sense of privacy. This unique property combines generous accommodation with a lifestyle opportunity, perfect for those seeking both comfort and setting.

The heart of the home is the expansive 21' x 19' kitchen diner, ideal for modern family living and entertaining, with ample space for cooking, dining, and relaxing. The living room is equally impressive, featuring

large windows and direct access to the rear gardens, all taking full advantage of the stunning lake backdrop.

The principal bedroom benefits from a well-appointed en suite, while two further double bedrooms are served by a spacious family bathroom, offering flexibility for families or guests. The layout is well thought-out, combining open plan space with private, restful areas.

Externally, the beautifully maintained rear gardens overlook the lake,

creating an idyllic outdoor space for dining, relaxing, or simply enjoying the view. Additionally, a separate external studio offers excellent potential for use as a home office, creative space or conversion to a self-contained annexe (STPP), further enhancing the versatility of this exceptional home.

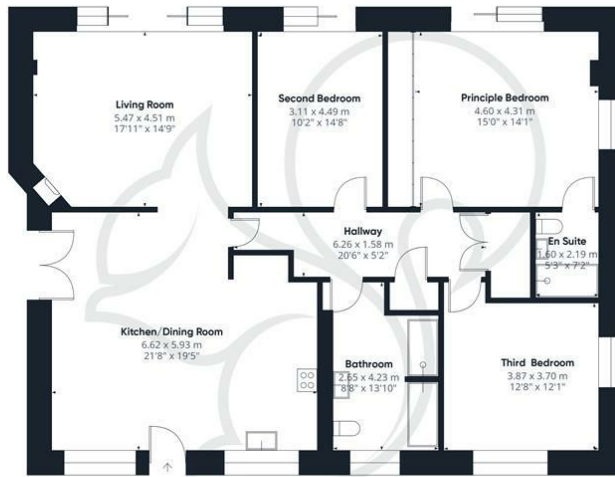
Located in the desirable Wharf Road area of Heybridge, this is a rare opportunity to acquire a home with both character and setting, ideal for those looking to enjoy a peaceful waterside lifestyle.



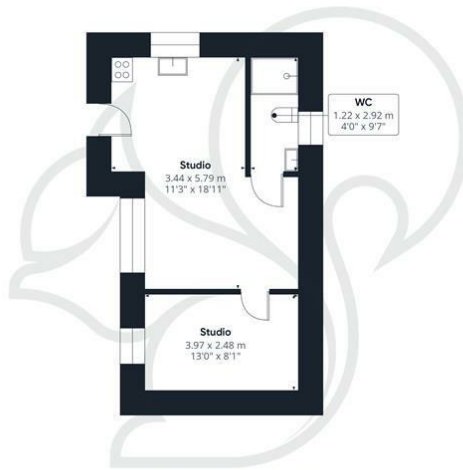








Ground Floor Building 1



Ground Floor Building 2

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Approximate total area¹⁾

173.8 m²
1871 ft²

(1) Excluding balconies and terraces.

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360

Local Authority:

Maldon

Tenure:

Freehold

Council Tax Band:

C

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C	74	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon.

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