



High Street, Mistley Manningtree CO11 1HA

welcome to

High Street, Mistley Manningtree

Situated in a conservation area is this two bedroom Grade II Listed Georgian home in the sought after village of Mistley with views to rear across the River Stour. The property is located close to Mistley Towers, The Swan as well as mainline railway station and dates back to the mid 18th Century...



Entrance Hall

Wooden front door, radiator, stairs to first floor, stairs to lower ground floor.

Lounge

12' 1" x 9' (3.68m x 2.74m)

Sash window to front, radiator, open fireplace, storage cupboard.

Dining Room

11' 1" x 12' 1" (3.38m x 3.68m)

Single glazed window to side with secondary glazing, storage cupboard, radiator, multi fuel burner, opens to:-

Kitchen

6' 4" max x 11' 8" (1.93m max x 3.56m)

Matching wall and base units, tiled splashback, one and a half bowl stainless steel sink with mixer taps and draining board, space for washing machine and fridge/freezer, integrated cooker and hob, composite stable door to side leading to garden, tower radiator.

First Floor Landing

Radiator, half stairs leading to second floor.

Separate Wc

Low level WC, wash hand basin.

Shower Room

Single glazed window to side with secondary glazing, radiator, storage cupboard, walk in shower, low level WC, double vanity sink.

Upper First Floor Landing

Door to Bedroom One, stairs to second floor.

Bedroom One

10' max x 17' max (3.05m max x 5.18m max)

Sash window to front, feature fireplace, radiator, storage cupboard, built in wardrobe.

Second Floor

Bedroom Two

12' 6" max x 12' 5" max (3.81m max x 3.78m max)

Single glazed window to front, storage cupboard.

Outside

The rear garden is laid to hard standing and is fully enclosed with gated rear access leading down to The Quay. There are two brick storage areas. To the front of the property there is a low wall with steps down to front door. There is a flowerbed and plants.



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High Street, Mistley Manningtree

- No Onward Chain
- Grade II Listed Georgian Home
- Views Across River Stour to Rear
- Sought After Location
- Close Proximity of Railway Station & Manningtree Town Centre

Tenure: Freehold EPC Rating: Exempt

Council Tax Band: D

offers in excess of

£375,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
HAW109952 - 0006

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