SUNNINGDALE WAY, FRINTON-ON-SEA, ESSEX, CO13 0TX

Price

£375,000

FREEHOLD

- Three Bedrooms
- Modern Fitted Kitchen & Shower Room
- 15'5" x 13'9" Lounge
- 14'2" UPVC Conservatory
- Sought After 'Frietuna' Development
- South-West Facing Rear Garden
- Large Corner Plot
- Detached Garage & Ample Off Street Parking
- No Onward Chain
- EPC Rating D/Council Tax Band - D

3 1 1 D

FENTONS
ESTATE AGENTS

Situated on the popular 'Frietuna' Development on a large corner plot, Fentons Estate Agents have the pleasure in bringing to market this well presented THREE BEDROOM DETACHED BUNGALOW with a detached DOUBLE GARAGE. The property offers a modern fitted kitchen and shower room, 15'5" lounge opening into a 14'2" conservatory with leads onto the south/west facing rear garden. In addition there is also a separate cloakroom and a UPVC lean to and to the front you will find ample off street parking leading to a detached double garage. Being offered with NO ONWARD CHAIN an early viewing is highly recommended to fully appreciate the accommodation which is on offer.

Accommodation comprises of approximate room sizes

Obscured sealed unit double glazed composite entrance door with full length obscured glazed window panel leading to:-

Hallway
Built in airing cupboard. Loft access with pull down ladder. Radiator. Door to:-

Cloakroom
White suite comprises low level w/c. Fully tiled walls. Radiator. Obscured sealed unit double glazed Georgian style window to side.

Kitchen
10' x 9'10"
Fitted with a range of modern matching fronted units. Rolled edge marble effect worksurfaces. Inset stainless steel bowl sink drainer unit with mixer tap. Inset four ring electric hob with extractor hood above. Further selection of matching units at both eye and floor level. Built in double eye level oven. Integrated fridge and dishwasher. Plumbing for washing machine. Part tiled walls. Radiator. Sealed unit double glazed Georgian style window to front. Sealed unit double glazed door leading to:-

Lean To
6'2" x 4'8"
Upvc construction with sold roof. Sealed unit double glazed windows to side, front and rear aspects. Sealed unit double glazed door giving access to rear.

Bedroom One
12'7" x 12'
Radiator. Sealed unit double glazed Georgian style window to rear.

Bedroom Two
10'1" x 9'2"
Radiator. Sealed unit double glazed Georgian style window to front.

Bedroom Three
12'1" x 7'1"
Radiator. Sealed unit double glazed Georgian style window to rear.

Shower Room
Modern white suite comprises low level w/c. Pedestal wash hand basin. Triple length shower cubicle with integrated wall mounted shower and glass shower screen. Fully tiled walls. Heated towel rail. Obscured sealed unit double glazed Georgian style window to front.

Louge
15'5" x 13'9"
Two radiators. Sealed unit double glazed Georgian style window to side. Sealed unit double glazed French doors with two full length side panels leading to:-

Conservatory
14'2" x 10'4"
Upvc construction with pitched self cleaning tinted glass roof. Sealed unit double glazed window to side and rear aspects. Sealed unit double glazed French doors giving access to rear.

Outside - Rear
South West facing. Part patio area. Majority laid to lawn. Borders well stocked with an array of mature shrubs and bushes. Outside tap. Timber constructed summer house. Access to front via side gate. Enclosed by panel fencing.

Outside - Front

Part laid to lawn. Hardstanding driveway providing ample off street parking leading to a detached double garage with electric up and over doors.

Material Information - Freehold Property

Tenure: Freehold
Council Tax: Tendring District Council
Council Tax Band: D
Payable 2026/2027 £2316.58 Per Annum

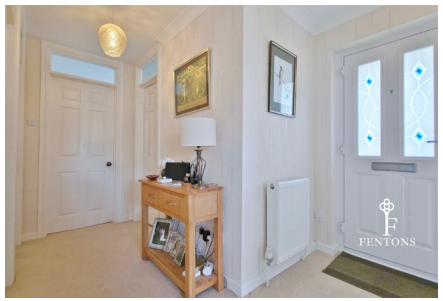
Any Additional Property Charges: N/A

Services Connected: (Gas): Yes
(Electricity): Yes
(Water): Yes
(Sewerage Type): Mains Drainage
(Telephone, Broadband & Mobile Coverage): For Current Correct Information Please Visit:
https://www.ofcom.org.uk/phones-and-broadband/coverage-and-speeds/ofcom-checker

Non Standard Property Features To Note: N/A

AML

MONEY LAUNDERING, TERRORIST FINANCING AND TRANSFER OF FUNDS (INFORMATION OF THE PAYER) REGULATIONS 2017 - When agreeing a purchase, prospective purchasers will be asked to undertake Identification checks including producing photographic identification and proof of residence documentation along with source of funds information.



3 SUNNINGDALE WAY, FRINTON-ON-SEA, ESSEX, CO13 0TX

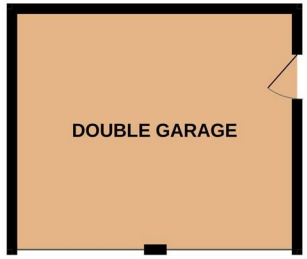
Disclaimer - Wide Angle Lens Etc

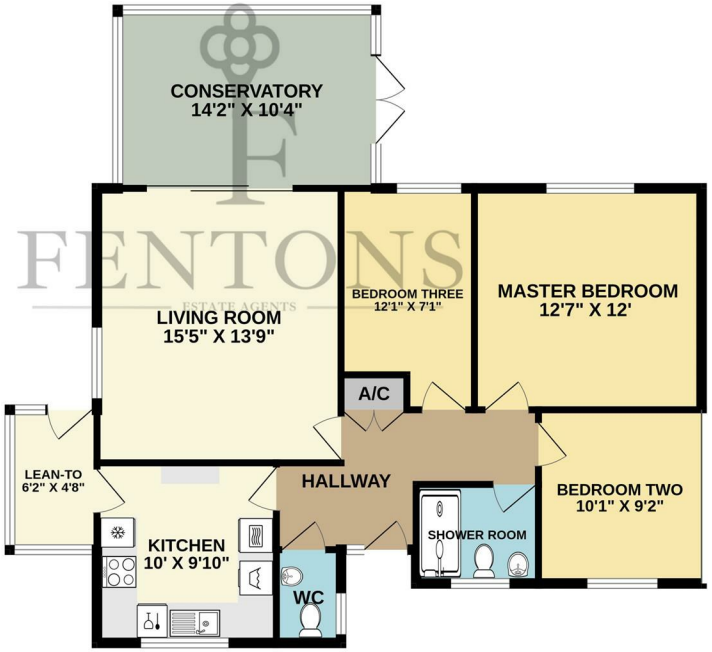
These Particulars do not constitute part of an offer or contract. They should not be relied upon as a statement of fact and interested parties must verify their accuracy personally. All internal & some outside photographs are taken with a wide angle lens, therefore before arranging a viewing, room sizes should be taken into consideration.

REFERRAL FEES

You will find a list of any/all referral fees we may receive on our website

GROUND FLOOR





Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

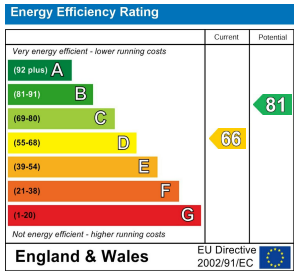
Call us on

01255 779810

info@fentonsestates.co.uk
www.fentonsestates.co.uk

Council Tax Band

D



These Particulars do not constitute part of an offer or contract. They should not be relied upon as a statement of fact and interested parties must verify their accuracy personally. All internal & some outside photographs are taken with a wide angle lens, therefore before arranging a viewing, room sizes should be taken into consideration.

FENTONS
ESTATE AGENTS