110 Old Road, Clacton On Sea, Essex, CO15 3AA
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Sheen's
The *Action* Agents

Broadway

Jaywick Village, CO15 2HF

This brick built THREE BEDROOM DETACHED BUNGALOW is situated just 75 metres from Jaywick Beach and is offered with No Onward Chain. Local shopping amenities at Tudor Parade are located within three quarters of a mile with Clacton's mainline railway station and town centre positioned around two miles away. The property is in need of modernisation and an early viewing is strongly advised to appreciate the potential on offer.

- Three Bedrooms
- 13'11 x 8' Lounge
- 8' x 6'6 Kitchen
- Three Piece Shower Room
- Double Glazed Windows
- Off Street Parking
- Modernisation Required
- No Onward Chain
- EPC Rating E & Council Tax A

Price £119,000 Freehold

Accommodation Comprises

The accommodation comprises approximate room sizes:

Double glazed entrance door to:

LOUNGE

13'11 x 8'

Ornamental fireplace with inset electric fire. Radiator. Double glazed window to side. Double glazed windows to front. Doors to:

BEDROOM ONE

9' x 8'1

Radiator. Double glazed window to rear.

BEDROOM TWO

8' x 7'1

Radiator. Double glazed window to front.

KITCHEN

8' x 6'6

Laminated rolled edge work top with cupboards below. Inset single drainer stainless steel sink unit with mixer tap. Space and plumbing for washing machine. Cooker space. Tall fridge freezer space. Double glazed door to side. Double glazed wooden window to side. Access to inner lobby.

INNER LOBBY

Doors to:

BEDROOM THREE

8'11 x 5'2

Radiator. Double glazed window to side.

SHOWER ROOM

9'6 x 4'1

Fitted with a three piece white suite comprises independent shower cubicle. Pedestal wash hand basin. Low level W.C. Full tilled walls. Double glazed windows to side and rear.

OUTSIDE FRONT

Front garden is in need of cultivation. Enclosed by a small brick wall and double metal gates. Area providing off street parking. Access to either side. Opening to outside rear garden.

OUTSIDE REAR

Courtyard style rear garden. In need of cultivation. Enclosed by panelled fencing.

JAYWICK SEA FRONT

Jaywick Sea Front is positioned around 75 metres away.

Material Information (Freehold Property)

Tenure: Freehold
Council Tax: Tendring District Council; Council Tax Band A ; Payable 2025/2026 £1424.94 Per Annum

Any Additional Property Charges: No

Services Connected: (Gas): To Property but Capped and no Meter (Electricity): Mains (Water): Mains (Sewerage Type): Mains (Telephone & Broadband): For Current Correct Information Please Visit: https://www.ofcom.org.uk/mobile-coverage-checker

Non-Standard Property Features To Note: Boiler, Radiators and pipework at property for central heating but gas has been capped off gas and would need full servicing etc to make sure it is a working system and the gas being re connected.

JE 0825

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. There will be an ADMIN CHARGE of £24 inclusive of VAT for a single applicant and £36 inclusive of VAT total for multiple applicants via a third party company who undertake our Anti Money Laundering checks.

REFERRAL FEES - You will find a list of any/all referral fees we may receive on our website www.sheens.co.uk.

Particular Disclaimer

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.

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.
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Selling properties... not promises

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