



BLAKE &
THICKBROOM



Crossley View - C015 6JZ

Clacton-on-Sea

£210,000



NO ONWARD CHAIN Step into coastal living with this delightful first floor apartment in Crossley View, a well regarded seafront development on Marine Parade East perfectly placed for enjoying the sea, town centre and transports links. The property features a fitted kitchen, elegant configured bedrooms and a modern bathroom. Double glazed windows and gas central heating at your comfort throughout the seasons.

One of the key benefits here is secure, allocated parking, the flat comes with a designated parking space access via a gated electrically operated entrance. A rare find so close to the seafront.

Agent Notes:

Material information for this property

Tenure is Leasehold. Lease granted 125 year from 2006 Council Tax Band: B. EPC: C

Services connected

Electricity: Yes Gas: Yes Water: Yes Sewerage type: Mains Telephone and Broadband coverage: Yes

Any additional property charges: Yes

Service charge £2628 per year

Ground Rent £200.00 per year

Non standard property features to note: None

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/buyers via a third party company who undertake our Anti Money Laundering checks.

COMMUNAL ENTRANCE:

ENTRANCE HALL:

LOUNGE DINER: 6.35m x 3.53m (20'10 x 11'7)

KITCHEN: 2.72m x 1.83m (8'11 x 6'0)

BEDROOM ONE: 3.48m x 3.12m (11'5 x 10'3)

EN SUITE SHOWER ROOM:

BEDROOM TWO: 3.25m x 2.26m (10'8 x 7'5)

BATHROOM:

OUTSIDE:

- VIDEO TOUR AVAILABLE
- SOLE AGENTS
- NO ONWARD CHAIN
- SECURE ALLOCATED PARKING
- TWO BEDROOMS
- EN SUITE SHOWER ROOM
- 20'10 x 11'7 LOUNGE
- GAS HEATING
- DOUBLE GLAZING
- A STONES THROW FROM THE SEAFRONT





