



OXFORD

FAMILY ESTATES



10 Eric Avenue, PE24 5UF

£345,000

- BRAND NEW Detached Bungalow
- 2 Years Builders Warranty
- En-suite Master Bedroom
- Patio and Enclosed Garden
- Optional Extras Available
- Corner Plot with Garage & Workshop Space
- 10 Years NHBC
- Open Plan Kitchen/Dining/Living
- 9 Minute Walk to Beach
- Tax Band B

Bedrooms: 3 | **Bathrooms:** 2 | **Receptions:** 1

Property Type: Detached Bungalow



Council Tax Band: B

Tenure: Freehold

Oxford Family Estates are delighted to present this BRAND NEW three bedroom detached bungalow in the heart of Chapel St Leonards on the Lincolnshire coast. Situated close to the village centre, with all the necessary day to day amenities and all within a 9 minute walk to the beach. The property benefits from LARGE GARAGE WITH WORKSHOP SPACE AND TOILET, 3 double bedrooms with en-suite master bedroom, open plan kitchen diner with optional Vaulted ceiling, separate family bathroom, utility cupboard and private enclosed rear garden. The property has parking for several vehicles and a garage with additional workshop space and toilet. Gas central heating with submerged LPG tank. Viewing in person is highly advised to appreciate the size and quality of these new homes, brought to you by S. Jackson & Sons.

S. Jackson & Sons is an established family building company in Chapel St Leonards with 75 years experience developing and building beautiful, high quality bungalows and cul-de-sacs throughout the village. This is one of many plots with a few different layouts available through Oxford Family Estates.

Included in price of bungalow-

- Kitchen
- Bathroom Suites
- Full Decorations
- Gravel Driveway
- Slab Footpaths
- Three Metres of Patio
- Outside Tap
- Two Outside Lights
- Turf to Front Of Lawn
- Loft Hatch and Small area of boarding in roof for storage

Floor Plan Layout

Please see the floorplan in the Gallery for room sizes

Please note - Sample photos of the interior of completed plots have been used to showcase the finish and quality. All dimensions in the floorplan are the internal dimensions of the unfinished walls.

This particular property is partly built but not yet plastered but could be finished for you with a choice of fixtures and fittings.



Chapel St Leonards

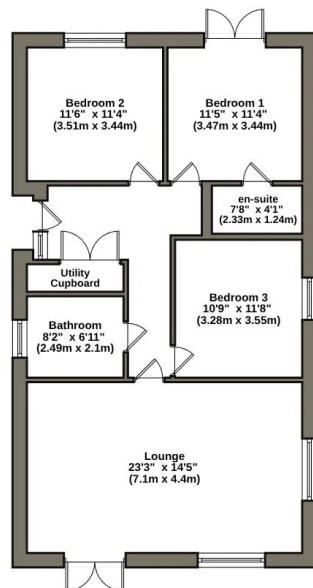
Chapel St Leonards is a lovely sea-side village on the east coast nestled between the major resorts of Skegness and Mablethorpe. It has a population of around 3,000 and is well known for its beautiful sandy beaches and long promenades. During the summer months it benefits greatly from tourists creating a lovely vibrant atmosphere.

The village has a lot to offer with a wide range of shops including butchers, chemist, estate agents, co-op, spar, cafes, restaurants and pubs. There is a village hall with a full programme of regular activities, doctors surgery, two churches and a primary school, Chapel is also in the catchment area for the Alford and Skegness Grammar Schools.

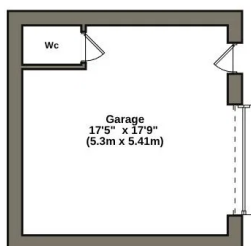


Oxford Family Estates

6 South Road, Chapel St Leonards, Lincolnshire



Floorplan is for layout purposes only and should not be used for structural purposes.
Maximum room dimensions shown above.



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