

For Sale

£300,000 Freehold



Hamford Drive Great Oakley Harwich CO12 5AU

A three-bedroom project home, offering a spacious living room, fitted kitchen, conservatory and two shower rooms, with excellent potential throughout. With off-road parking, a good-sized rear garden and a garage to the side, it presents a fantastic opportunity in a convenient Harwich location.

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- Energy Rating: F
- THREE DOUBLE BEDROOMS
- EXCELLENT PROJECT PROPERTY
- SPACIOUS LIVING ROOM
- FITTED KITCHEN

Property Details

Entrance Hall

Living Room 14' 2" x 18' 6" (4.32m x 5.64m)

Shower Room 3' 11" x 8' 6" (1.19m x 2.59m)

Kitchen 7' 11" x 15' 4" (2.41m x 4.67m)

Conservatory

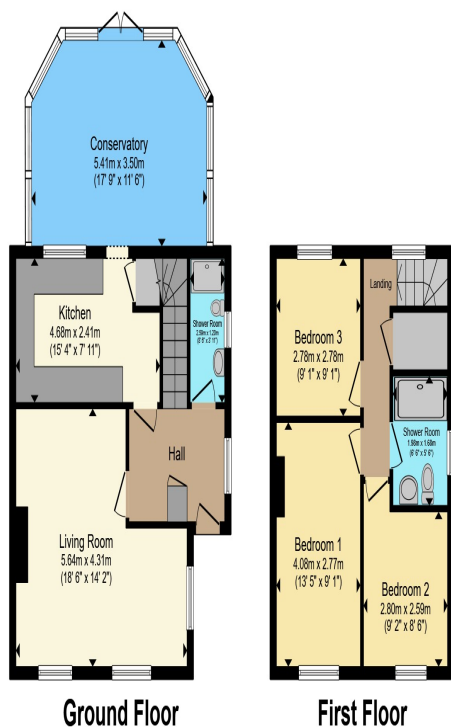
First Floor

Bedroom Three 9' 1" x 9' 1" (2.77m x 2.77m)

Shower Room 5' 6" x 6' 6" (1.68m x 1.98m)

Bedroom One 9' 1" x 13' 5" (2.77m x 4.09m)

Bedroom Two 8' 6" x 9' 2" (2.59m x 2.79m)



To view this property please contact Connells on

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Property Ref: CCH308901 - 0003

Tenure:Freehold EPC Rating: F

Council Tax Band: C

Total floor area 102.3 m² (1,101 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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