



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

COMMUNAL ENTRANCE

Automated personal and vehicular gated access to the rear of the building. Further entry phone operated communal doors to communal hallways. Stair flights and lifts to all floors. Door to:
ENTRANCE HALL

Radiator, built in storage cupboard, doors to all rooms.
LOUNGE DINER

6.35m x 3.53m (20'10" x 11'7")

Two radiators, window to rear, two further windows to side.
KITCHEN

2.72m x 1.83m (8'11" x 6'0")

Fitted with a range of laminated fronted units comprising laminated rolled edge work surfaces with inset single drainer sink unit with mixer tap. Cupboards and drawers under, range of matching eye level cupboards. Integrated four ring gas hob with oven below and extractor fan above. Integrated fridge and freezer, dish washer. Concealed wall mounted gas boiler. Part tiled walls.

BEDROOM ONE

3.48m x 3.12m (11'5" x 10'3")

Radiator, window to rear.
EN SUITE SHOWER ROOM





