

For Sale

Guide Price **£130,000** Leasehold



Surrey Court Harold Road CLACTON-ON-SEA CO15 6AE

A stylish ground-floor apartment in Surrey Court offering high ceilings, generous living space and a prime position just moments from Clacton's seafront, town centre and excellent commuter links.

- Energy Rating: C
- GROUND FLOOR APARTMENT
- PRESENTED IN EXCELLENT CONDITION
- SIZEABLE LOUNGE
- FITTED KITCHEN

Property Details

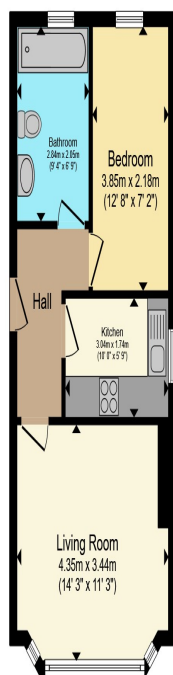
Entrance Hall

Kitchen 5' 9" x 10' (1.75m x 3.05m)

Living Room 11' 3" x 14' 3" (3.43m x 4.34m)

Bathroom

Bedroom 7' 2" x 12' 6" (2.18m x 3.81m)



Floor Plan

Total floor area 39.7 m² (427 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. 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. Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



To view this property please contact Connells on

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COLCHESTER CO1 1DA

Property Ref: CCH308808 - 0004

Tenure:Leasehold EPC Rating: C

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

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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