



Burnham Waters, Burnham-On-Crouch, CM0 8NS
£600,000

Church & Hawes

Est. 1977

Estate Agents, Valuers, Letting & Management Agents

FEATURED PROPERTY - THE CROUCH, PLOT 29. This high specification home benefits from a principal bedroom with en-suite and built in wardrobe, a spacious second bedroom with feature bay window, large luxurious bathroom and stunning open plan living space with feature floor to ceiling windows. Show Homes Open 7 days a week - call to book an appointment on 01621 782652.

HOMEBUYER INCENTIVES:

Unlock a lifetime of savings on your new home. Welcome to Burnham Waters, where retirement living meets comfort and convenience. Nestled in the picturesque Burnham-on-Crouch, our community provides everything you need for a fulfilling retirement. Reserve one of our bungalows for sale in Essex and take advantage of our 'no service charge for life' offer on selected plots, allowing you to save up to £3,574.68 p.a. T&C's apply.

Plus, for a limited time, we are offering you the opportunity to take advantage of this offer, in conjunction with our assisted move scheme. This means we can help you to sell your existing property now, while helping you to make significant savings on your new home at Burnham Waters in the future – helping you with your financial planning, while offering peace of mind.

BURNHAM WATERS provides a range of beautifully designed and energy efficient properties offering a vibrant and caring community for the over 55s. Three fully furnished show homes are available to view including one, two and three bedroom designs all boasting spacious layouts, meticulous attention to detail and luxurious finishes. On site facilities will include a medical centre, on-site security, care assistance (365 days a year if required), community hub with shops and café and a health and fitness suite with heated indoor pool and tennis courts.

ACCOMMODATION COMPRISES:

ENTRANCE HALLWAY:

Spacious entrance hallway with fitted cloaks cupboard and utility store, doors to:

LIVING/DINING:

22' x 19'4 (6.71m x 5.89m)

KITCHEN:

16'9 x 9'2 (5.11m x 2.79m)

MASTER BEDROOM:

14'1 x 13'1 (4.29m x 3.99m)

EN-SUITE:

BEDROOM 2:

14'1 x 9'10 (4.29m x 3.00m)

BATHROOM:

9'6 x 8'2 (2.90m x 2.49m)

KEY BENEFITS:

- Low density, eco-efficient lifetime homes.
- Low energy lighting on all communal areas.
- On-site surgery with planned dialysis machine.
- Landscape and ecology led zoned development.
- Leisure facilities to include fitness suite, swimming pool and pickleball courts
- Community hub with cafe and shops.

FIXTURES & FITTINGS:

High quality fixtures, fittings and appliances are included. Each property will have a choice of kitchen, bathroom and en-suite customisations and upgrades (subject to build stage).

All homes have bi-fold doors opening onto a private patio area, triple glazed windows and underfloor heating throughout.

All halls, utility rooms, lounges and kitchens are fitted with hardwearing oak or chestnut effect vinyl plank flooring. Luxury carpets are fitted to all bedrooms and all bathrooms and en-suites feature tiled floors.

Externally all homes will have an electric car charging point, private driveway parking and a bin/bike storage.

AGENTS NOTE:

These particulars do not constitute any part of an offer or contract. All measurements are approximate. No responsibility is accepted as to the accuracy of these particulars or statements made by our staff concerning the above property. We have not tested any apparatus or equipment therefore cannot verify that they are in good working order. Any intending purchaser must satisfy themselves as to the correctness of such statements within these particulars. All negotiations to be conducted through Church and Hawes. No enquiries have been made with the local authorities pertaining to planning permission or building regulations. Any buyer should seek verification from their legal representative or surveyor.



