

Nelson Road, Harwich,
£190,000



GRACE ESTATE AGENTS are delighted to present this three-bedroom terrace property located on Nelson Road in Harwich, this delightful house presents an excellent opportunity to renovate the property and turn it into a perfect family home.

Inside, you will find two spacious reception rooms, perfect for entertaining guests or enjoying quiet evenings. These versatile spaces can be tailored to suit your lifestyle, whether you envision a cosy lounge or a formal dining area.

The property features three double bedrooms, providing ample space for rest and relaxation.

Located in the historic town of Harwich, this property benefits from a vibrant community and a range of local amenities. With easy access to transport links, you can explore the surrounding areas with ease as the property is in close proximity to the beach making it an ideal base for both work and leisure.

Entrance Hall

Access to the living room, dining room, office and first floor. Under stair storage space.

Living Room

10'11" x 14'6" (3.33 x 4.43)

Fire place with tiled hearth, double glazed bay windows to front aspect.

Dining Room

9'7" x 12'4" (2.94 x 3.78)

Fire place with tiled hearth, double glazed windows and double glazed door to rear aspect.

Office

8'8" x 10'5" (2.66 x 3.20)

Double glazed window to side aspect, fitted log burner, built in storage cupboard, access to the kitchen.





Kitchen
10'0" x 7'1" (3.06 x 2.16)
Space for fridge, oven and washing machine. Access to the rear garden and pantry.

First Floor Landing
Access to the master bedroom, second bedroom, third bedroom, bathroom and WC.

Master Bedroom
15'0" x 11'11" (4.59 x 3.65)
Double glazed bay windows and a single double glazed window to front aspect and built in storage cupboard

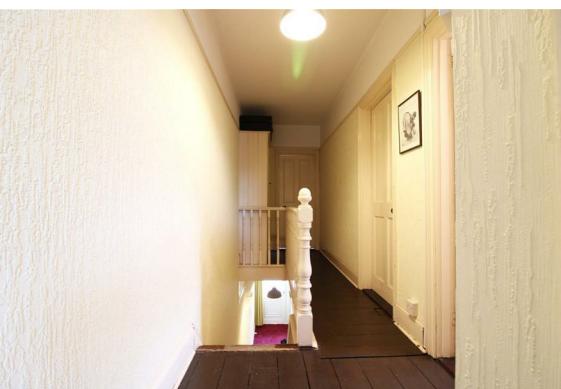
Second Bedroom
12'4" x 9'7" (3.78 x 2.94)
Double glazed window to rear aspect, built in storage cupboard.

Third Bedroom
9'9" x 11'7" (2.99 x 3.55)
Double glazed window to rear aspect.

Bathroom
7'3" x 6'6" (2.22 x 2)
Free standing bath, double glazed window to side aspect and hand wash basin.

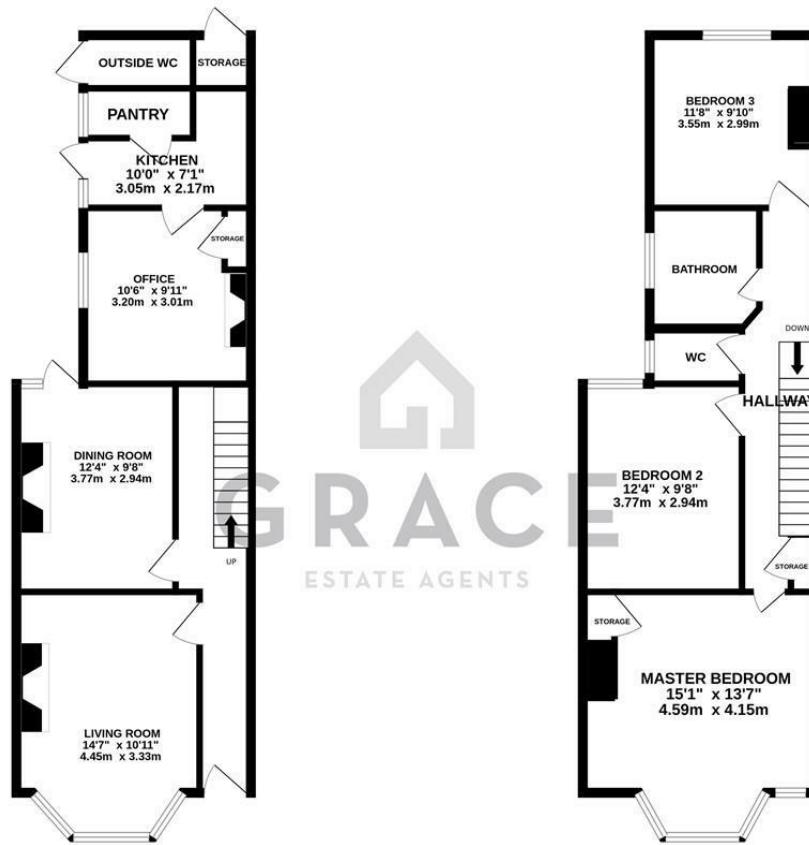
WC
2'11" x 4'9" (0.90 x 1.46)
Low level WC.

Rear Garden
Access to outside toilet and storage cupboard. Patio area leading from the rear of the property covering the rear garden, fenced boundaries with a gate located at the end of the garden which leads onto a shared access pathway.



GROUND FLOOR
542 sq.ft. (50.4 sq.m.) approx.

1ST FLOOR
553 sq.ft. (51.4 sq.m.) approx.



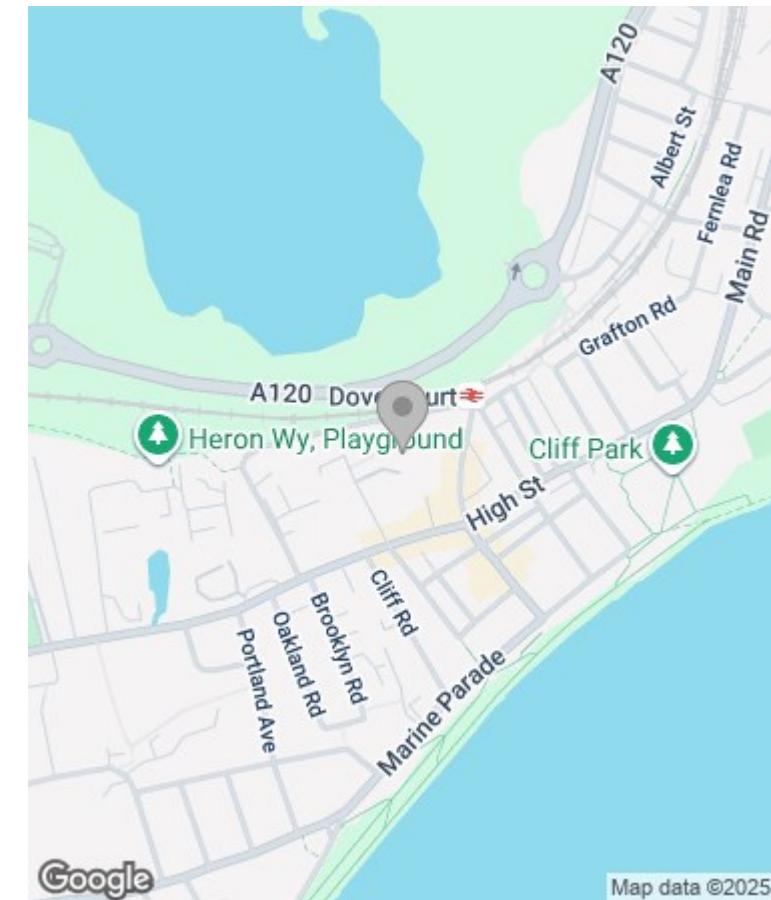
TOTAL FLOOR AREA: 1096 sq.ft. (101.8 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for sales purposes only and should not be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Viewing

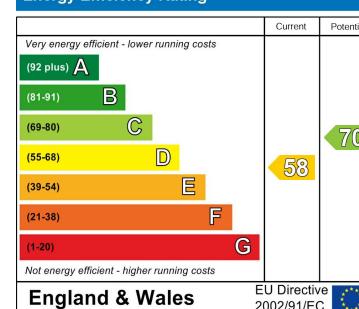
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if you wish to arrange a viewing appointment for this property or require further information.

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Energy Efficiency Rating



Environmental Impact (CO₂) Rating

