

The Spinney Sacketts Grove Residential Park, CLACTON-ON-SEA CO16 7JB

william h brown

welcome to

The Spinney Sacketts Grove Residential Park, CLACTON-ON-SEA

Situated within a popular fully residential park home development for the over 45s, this well-presented two-bedroom park home offers comfortable and low-maintenance living in a convenient location. Early viewing is highly recommended!



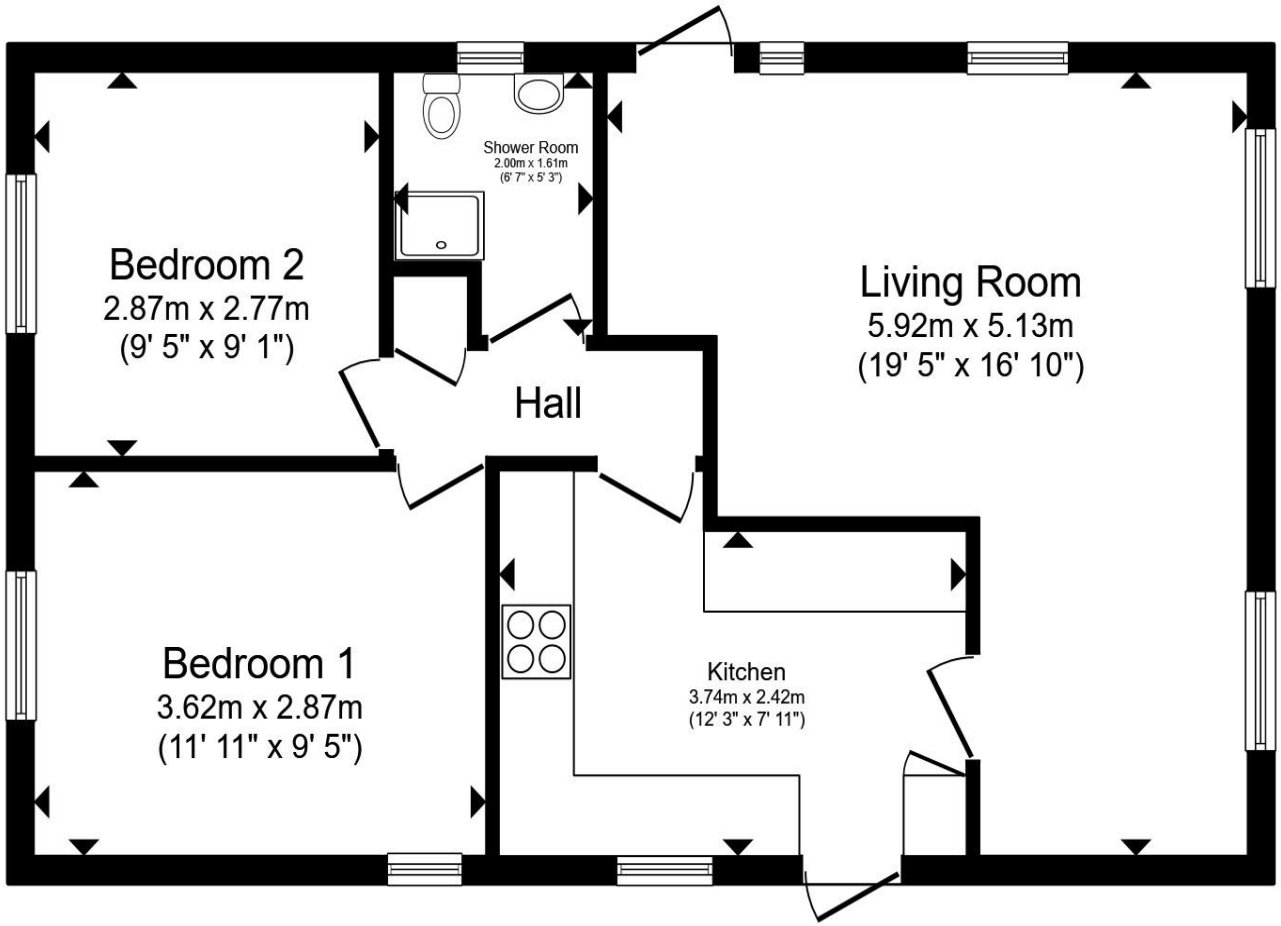












Total floor area 56.7 m² (610 sq.ft.) approx

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

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Kitchen
12' 3" x 7' 11" (3.73m x 2.41m)

Lounge/Diner
19' 5" x 16' 10" (5.92m x 5.13m)

Hallway

Bedroom One
11' 11" x 9' 5" (3.63m x 2.87m)

Bedroom Two
9' 5" x 9' 1" (2.87m x 2.77m)

Wet Room

Garden

Agents Note

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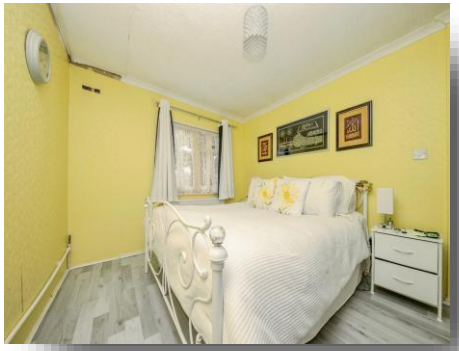
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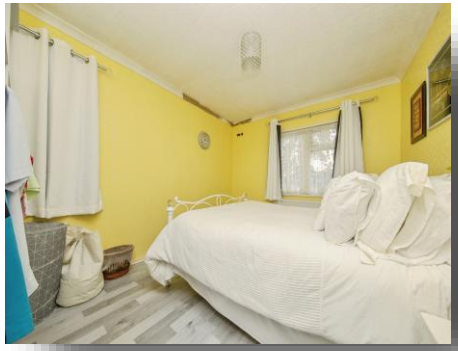
- Fully Residential Park Home for the Over 45s
- Two Well-Proportioned Bedrooms
- Well Presented Throughout
- Double Glazed Windows with Remaining Warranty
- Bright and Comfortable Living Accommodation

Tenure: EPC Rating: Exempt
Council Tax Band: A

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.

£125,000









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/CTS311150

The Property Ombudsman

Property Ref:
CTS311150 - 0002

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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