



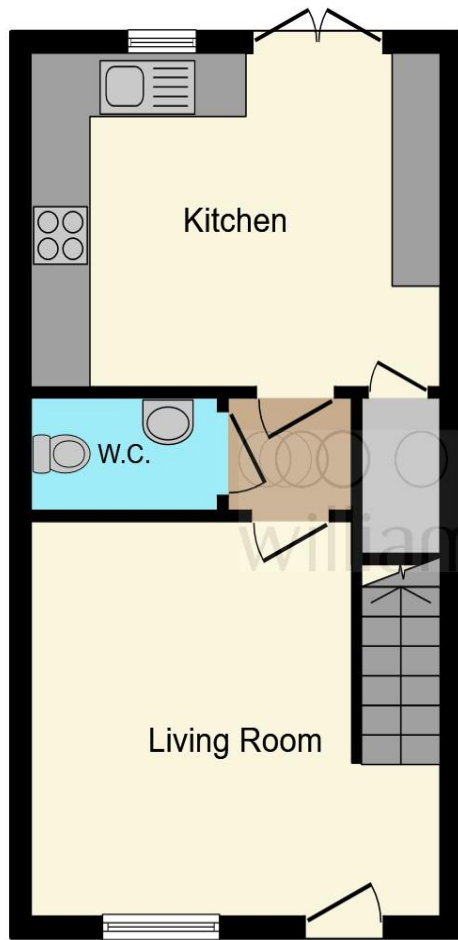
**Borrage Way, Kirby Cross FRINTON-ON-SEA CO13 0GP**

**welcome to**

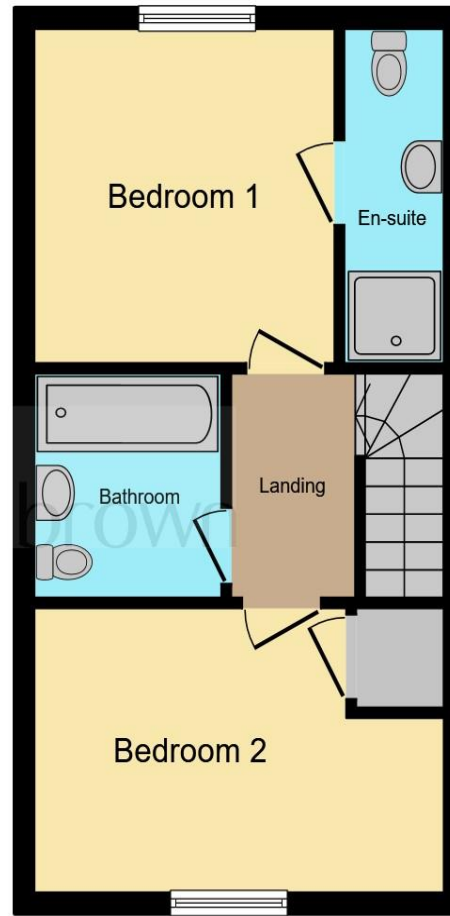
**Borrage Way, Kirby Cross FRINTON-ON-SEA**

WELL PRESENTED THROUGHOUT - Situated in the sought after village of Kirby Cross, benefiting from a modern Kitchen/Diner, bathroom and cloakroom, 2 double bedrooms with ensuite to the master, including allocated parking spaces. CALL NOW TO VIEW.





**Ground Floor**



**First Floor**

**Living Room**  
13' 3" x 11' 9" ( 4.04m x 3.58m )

**Kitchen/Diner**  
13' 3" x 10' 3" ( 4.04m x 3.12m )

**Cloakroom**

**Bedroom 1**  
10' 3" x 9' 9" ( 3.12m x 2.97m )

**Ensuite**

**Bedroom 2**  
13' 1" x 8' 8" ( 3.99m x 2.64m )

**Bathroom**

**Rear Garden**

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.focalagent.com](http://www.focalagent.com)

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## Borrage Way, Kirby Cross FRINTON-ON-SEA

- Two Double Bedrooms
- Ensuite
- Off Road Parking
- Cloakroom
- Kitchen/Diner

Tenure: Freehold EPC Rating: B  
Council Tax Band: B

# £260,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
CTS310047 - 0006

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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