



3 bedroom Detached House located in West Mersea.

Guide Price
£425,000-£450,000

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JOHN ALEXANDER
ESTATE AGENTS

Gainsborough Close West Mersea Colchester CO5 8PR



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EPC

TBC



FULL DESCRIPTION

OVERVIEW

We are delighted to offer this delightful three bedroom detached family home benefiting from a detached garage, driveway and a good size rear garden. This lovely house has been well looked after and modernised over recent years and is within close proximity to the beach on Mersea Island, local shops and amenities.

ENTRANCE HALL

Stairs to first floor, oak flooring, understairs recess, radiator.

CLOAKROOM

Low level WC, pedestal wash basin, obscure double glazed window to side.

KITCHEN/DINER

17' 10" x 9' 9" (5.44m x 2.97m)

Ceramic sink, base and eye level cupboards, work surfaces, breakfast bar, built in washing machine and dishwasher, larder cupboard, built in double oven, hob and extractor fan, space for fridge freezer, radiator, oak flooring, double glazed window and sliding patio doors to rear.

LOUNGE

15' 9" x 11' 9" (4.8m x 3.58m)

Double glazed window to front, French doors to rear, oak flooring, radiator, Log burner.

LANDING

Double glazed window to front, access to loft space, storage cupboard.

BEDROOM ONE

15' 9" x 8' 9" (4.8m x 2.67m)

Double glazed windows to front and rear, double wardrobe, radiator.

BEDROOM TWO

10' 9" x 9' 8" (3.28m x 2.95m)

Double glazed window to rear, radiator.

BEDROOM THREE

9' 9" x 7' 7" (2.97m x 2.31m)

Double glazed window to rear, radiator, built in wardrobe.

BATHROOM

Claw feet bath, washbasin, low level WC, chrome heated towel rail, obscure double glazed window to front.

OUTSIDE

There is a driveway to the side providing off road parking leading a detached garage with up and over door.

Side access to the rear garden which is a generous size being mainly laid to lawn with some shrubs, patio area, log store, oil tank and boiler (approx 8 years old).





Gainsborough Close, West Mersea, Colchester, CO5 8PR



FLOORPLAN

GROUND FLOOR



1ST FLOOR



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 illustrative purposes only and should 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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DIRECTIONS

CONTACT

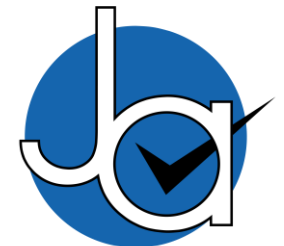
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