

Harold Road
CLACTON-ON-SEA
CO15 6AE

£150,000 Share of Freehold





- NEWLY REFURBISHED
- SEA VIEWS
- TWO BEDROOM FLAT
- SPACIOUS LOUNGE
- FITTED KITCHEN
- FAMILY BATHROOM
- ALLOCATED PARKING SPACE
- GAS CENTRAL HEATING
- SECOND FLOOR
- CHAIN FREE

** NEWLY REFURBISHED with SEA VIEWS **

We are delighted to offer this newly refurbished second floor, two bedroom flat which is located close to the Promenade with NO CHAIN.

This property benefits from a spacious lounge with high ceilings and sea views, family bathroom, fitted kitchen, double glazing and gas central heating.

The property also features a secure entry system and an allocated car parking space.



The accommodation with approximate room sizes are as follows:

LOUNGE

14' 6" x 12' 2" (4.42m x 3.71m)

Double glazed four vista window to front with views towards to the sea, carpet flooring, radiator, centre light.

KITCHEN

8' 7" x 8' 1" (2.61m x 2.46m)

Window to side. Range of floor and wall-mounted fitted units, roll-top work surfaces, 1½ bowl inset sink unit with single drainer and mixer taps. Inset electric hob and under counter oven, tiled splash back, extractor hood, wall-mounted Combi-boiler, vinyl flooring, inset spot lights.

BEDROOM ONE

12' 3" x 8' 8" (3.73m x 2.64m)

Window to side, radiator, carpet flooring, centre light, balcony.

BEDROOM TWO

10' 4" x 8' 0" (3.15m x 2.44m)

Window to side, radiator, carpet flooring, centre light.

FAMILY BATHROOM

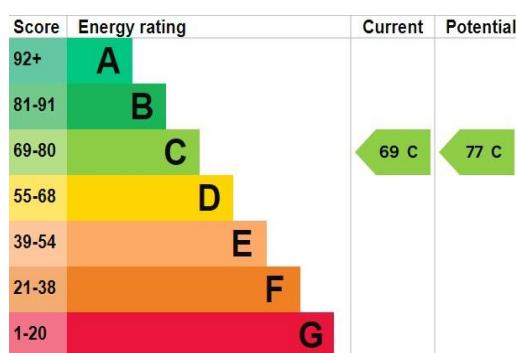
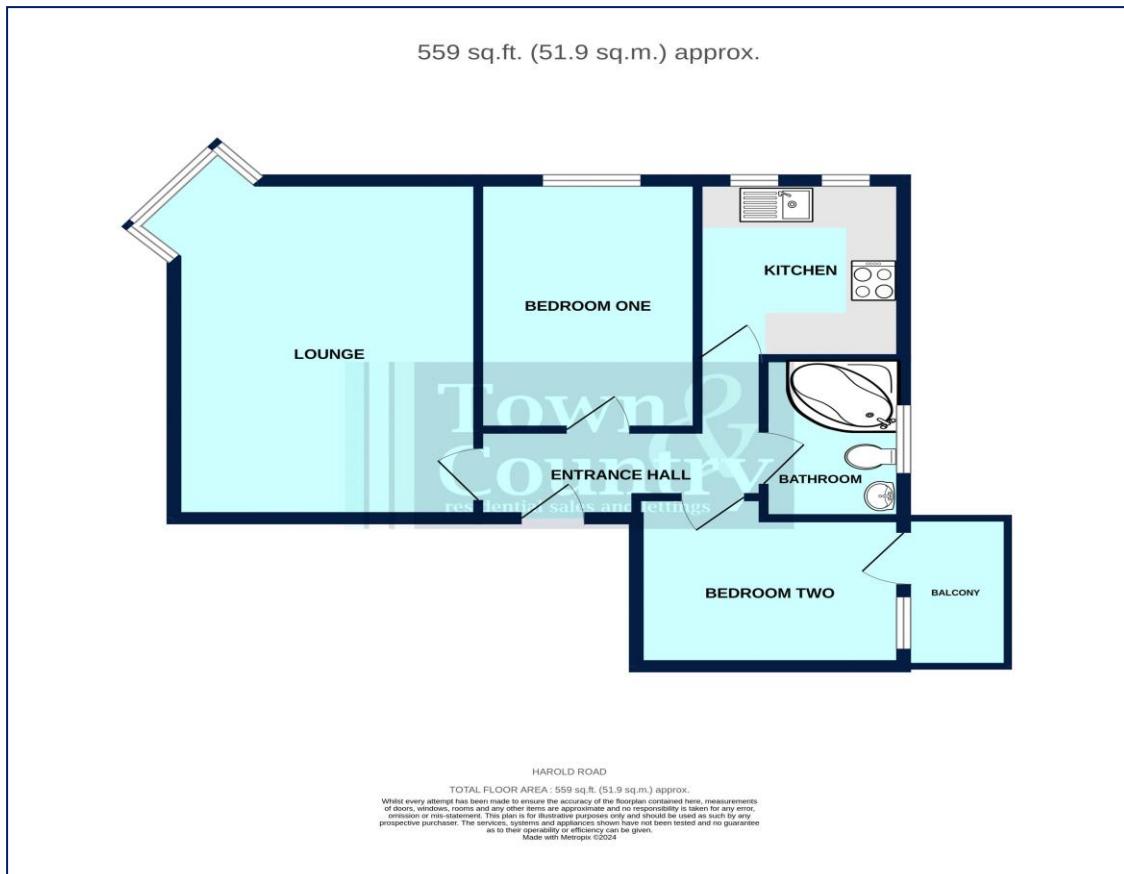
7' 9" x 5' 7" (2.36m x 1.70m)

Window to side. Panelled corner bath with mixer taps and shower attachment, pedestal wash hand basin and low level WC. Part tiled, vinyl flooring, inset spot lights, radiator.

EXTERIOR

Off Road allocated car parking space.





Property Misdescription Act 1991: The Agent has not tested any apparatus, equipment, fixture, fittings or services and does not verify they are in working order, fit for their purpose, or within ownership of the sellers, or within the lessors interest therefore the buyer or ingoing tenant must assume the information given is incorrect. All sizes are approx. and should not be relied on. Buyers/ tenants should satisfy themselves of dimensions when ordering inward fixtures and fittings. Neither has the agent checked the legal documentation to verify legal status of the property, or any neighbourhood planning that is pending, current or proposed for the future. A buyer or ingoing tenant must assume the information is incorrect until it has been verified by their own solicitors. Nothing concerning the type of construction, condition of the structure or its surroundings is to be implied