

FRONT Residential Estate Agents

FRONT

**The Street**  
Little Clacton

**£369,995**



## **Superbly Presented Detached Bungalow**

Three Bedrooms | Stunning Bathroom & Kitchen | Large Gardens | Beautiful Conservatory With Vaulted Roof | Desirable location & position | Engaines School Catchment | Viewing Essential

FRONT are delighted to offer for sale superbly presented detached bungalow which has been modernised and updated by the current vendor to a very high standard throughout. The property enjoys a generous size plot with an excellent size frontage offering ample off road parking and a large rear garden with a detached double garage. We strongly recommend a full viewing to fully appreciate the features, quality and plot size on offer.

FRONT [ a revolutionary new way to sell your property ]

Call us direct on (01255) 440 440 or visit [www.propertyfront.uk](http://www.propertyfront.uk)

 **rightmove**.co.uk

Access via double glazed entrance door to:

**Entrance Hall**

Smooth and coved ceiling, built in coat/storage cupboard, radiator.

**Sitting Room (17'1 x 12'6)**

Smooth and coved ceiling, feature cast iron wood burner, two radiators, double glazed bay window to front aspect. From here there is a spacious open area, 9'2 x 5'5 with potential study use.

**Kitchen 11'7 x 11'**

Attractive range of contemporary style French Oak eye level units incorporating glazed display cabinets and matching cupboards drawers fitted underneath granite work surfaces, comprehensive NEFF suite of integrated appliances including fridge/freezer, dishwasher, washer/dryer, combi oven and microwave, coffee machine, steam oven and warming drawer. There is also a NEFF induction hob with stainless steel extractor hood. Other features are ceramic tile flooring, feature radiator and double glazed patio doors to the conservatory.

**Conservatory 20'1 x 12'9**

Recently constructed stunning space with a vaulted ceiling and gable end, ceramic tile flooring, two radiators, French doors to rear garden.

**Dining Room/Bedroom Three 12'8 x 11'9**

Smooth and coved ceiling, radiator, two double fitted wardrobes/storage cupboards, double glazed patio door to conservatory.

**Bedroom Two 10'10 x 10'2**

Smooth and coved ceiling, radiator, double glazed bay window to front aspect.

**Bedroom One (12' x 11'3)**

Two double fitted wardrobes, radiator, double glazed window to side aspect.

**Bathroom**

Completely modernised with ornate tile flooring and walls, double shower cubicle, wash hand basin set in to marble effect vanity unit with cupboards below and mirrored vanity cupboards over, low level w/c, wall mounted taps, extractor fan, two chrome effect heated towel rails, obscure double glazed window to side aspect.







## Outside & Gardens

To the front of the property there is a large driveway accessed via a remote opening five bar gate affording ample off road parking for numerous vehicles. There are double gates leading to the large rear garden which has an attractive block paved patio with remainder being laid to lawn and a long raised shrub and flower border to one side. At the rear of the property there is detached double garage with power, light and water connected and could be used as office/studio space. There is an additional storage shed which also has power and light connected.



## Location

Located in a desirable position close to the village centre of Little Clacton, the property is well located for local supermarkets being only a very short drive away. A local pharmacy, school and convenience store are close by. Clacton shopping village is approximately 1.5 miles away and the major town of Clacton with its comprehensive range of school, leisure, travel and shopping facilities is just a short drive away.



## AGENT NOTE

These property particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. All measurements quoted are approximate.