



3 bed detached bungalow to buy in CO14

Kirby Road, Walton on the Naze, Essex, CO14 8QP

£210,000 Starting Bid

 x3  x1  x1

Tenure

Freehold

Property features

- ✓ Three Double Bedrooms
- ✓ Modern Shower Room
- ✓ Secluded Rear Garden
- ✓ Off Road Parking
- ✓ EPC Rating E

Off Street parking

Key Information

- ✓ Council Tax: Band B
- ✓ EPC Rating: E
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: Cable
- ✓ Mobile signal: Good

Arrange a viewing

Thomas Jack Smith
Branch Manager
South East Auction

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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

Being sold via secure sale online bidding. Terms & conditions apply. Starting bid £215,000

• **** TIMBER FRAMED PROPERTY ***** Situated in the popular seaside town of Walton-on-the-Naze, Sheen's Estate Agents are delighted to offer for sale this THREE DOUBLE BEDROOM DETACHED BUNGALOW. The property is immaculately presented and benefits from deceptively, spacious accommodation throughout. The property is located in a non-estate position within walking distance of Walton's town centre and approximately a quarter of a mile from the mainline railway station and seafront. It is in the valuers opinion that an internal inspection is highly recommended to fully appreciate the accommodation on offer.

Accommodation comprises with approximate room sizes:-

Obscured sealed unit double glazed door leading to:

Hallway - Built in storage cupboard. Loft access with pull down ladder. Vinyl flooring. Radiator. Doors to:

Bedroom Two - 4.60m x 2.57m (15'1" x 8'5") - Radiator. Sealed unit double glazed window to side. Sealed unit double glazed bay window to front.

Bedroom Three - 3.45m x 2.39m (11'4" x 7'10") - Radiator. Sealed unit double glazed bay window to front.

Bedroom One - 4.32m x 3.02m (14'2" x 9'11") - Fitted wardrobe with sliding doors. Radiator. Sealed unit double glazed window to side.

Shower Room - Suite comprises of low level WC. Vanity wash hand basin with storage cupboards under. Fitted double length shower with wall mounted shower attachment. Weatherboarded splashback. Vinyl flooring. Spotlights. Extractor fan. Wall mounted heated towel rail. Obscured sealed unit double glazed window to side.

Kitchen - 3.63m x 3.00m (11'11" x 9'10") - Fitted with a range of matching high gloss fronted units. Hard edge work surfaces. Inset stainless bowl sink and drainer unit. Inset four ring gas hob with extractor hood above. Built in eye level double electric oven. Further selection of matching units both at eye and floor level. Part tiled walls. Vinyl flooring. Integrated washing machine. Integrated dishwasher. Integrated fridge/freezer. Spotlights. Sealed unit double glazed window to side. Open access to:

Lounge/Diner - 6.20m x 3.35m (20'4" x 11") - Built in storage cupboard housing combination boiler providing heating and hot water throughout. Vinyl flooring. Radiator. Sealed unit double glazed windows to rear aspect. Sealed unit double glazed 'French' style doors leading to:

Outside - Rear - Secluded rear garden laid to paving providing easy low maintenance. Access to front via side gate. Enclosed by panelled fencing.

Outside - Front - Block paved driveway providing off street parking.

Material Information - Freehold Property - Tenure: Freehold
Council Tax Band: B - £1724.21
Any Additional Property Charges: None

Services Connected:

(Gas): Yes

(Electricity): Yes

(Water): Yes

(Sewerage Type): Mains Drainage

(Telephone & Broadband): Yes - For Current Correct Information Please Visit:

Non-Standard Property Features To Note: Timber Construction - Due to the properties age and construction, obtaining a mortgage may be difficult.

Jd 1025 - MONEY LAUNDERING, TERRORIST FINANCING AND TRANSFER OF FUNDS (INFORMATION OF THE PAYER) REGULATIONS 2017 - When agreeing a purchase, prospective purchasers will be asked to undertake Identification checks including producing photographic identification and proof of residence documentation along with source of funds information. There will be an ADMIN CHARGE of £24 inclusive of VAT for a single applicant and £36 inclusive of VAT total for multiple applicants via a third party company who undertake our Anti Money Laundering checks.

FEES - You will find a list of any/all fees we may receive on our website

Particular

The property is available to be viewed strictly by appointment only via the Marketing Agent or The Auctioneer.

The property is being sold via a transparent online auction. In order to submit a bid upon any property being

A Legal Pack associated with this particular property is available to view upon request and contains details relevant to the legal documentation enabling all interested parties to make an informed decision prior to bidding. The Legal Pack will also outline the buyers' obligations and sellers' commitments.

Both the Marketing Agent and

Council Tax Band: B

Tenure: Freehold

Price: Starting Bid £210,000

Property Type: Detached Bungalow

Parking: Off Street

Year built: 1923

Construction materials: Timber frame

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

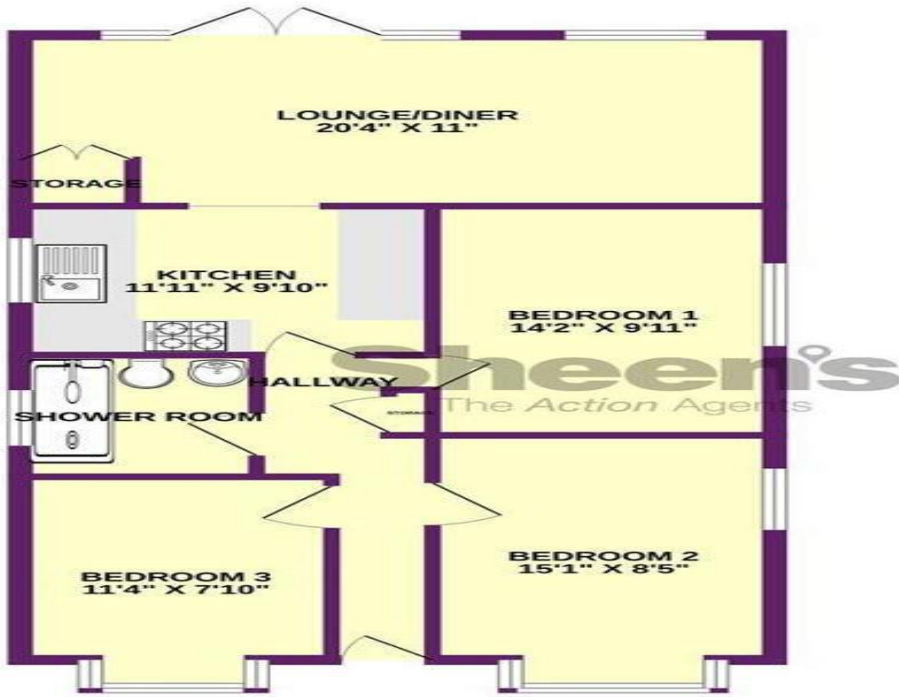
Sewerage: Standard UK domestic

Air conditioning: No

Broadband: Cable

Mobile signal coverage: Good

GROUND 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. Made with Metropix ©2024.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D		65
(39-54) E	42	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

Kirby Road, Walton on the Naze, Essex, CO14 8QP

Contact your local branch today for more information on this property:

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