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CROW LANE, TENDRING, CO16 9AW

GUIDE PRICE £875,000

**** GUIDE PRICE £875,000 - £900,000 **** Welcome to 'Lazylands', an exceptional country residence located on the edge of the sought after village of Tendring and boasting stunning grounds of approximately 1.7 acres. The expansive gardens include a tennis court, double & single garages, multiple storage buildings, concrete bunker and a Nissen Hut which has been converted into a home office. The property comprises; generous sitting room, dining/family room, kitchen/breakfast room, study and a WC to the ground floor. The first floor presents five bedrooms with ample storage, en-suite to master and a family bathroom.

- Five Bedrooms
- Approx. 1.7 Acres Of Pristine Gardens
- Tennis Court
- 2,877 Sq Ft Plus Outbuildings
- Double & Single Garage
- EPC TBC
- Open Field Views
- Immaculately Presented
- Sought After Tendring Village Location

Accommodation comprises with approximate room sizes as follows:

Entrance door to:

PORCH

ENTRANCE HALL



LIVING ROOM

26'8 x 17'5 (8.13m x 5.31m)

FAMILY ROOM

12'6 x 11'11 (3.81m x 3.63m)

DINING ROOM

13'3 x 12'6 (4.04m x 3.81m)

STUDY

13'3 x 10'11 (4.04m x 3.33m)

WC

KITCHEN/BREAKFAST ROOM

22'7 x 14'8 (6.88m x 4.47m)



FIRST FLOOR

LANDING

BEDROOM ONE

16'11 x 12'9 (5.16m x 3.89m)

EN-SUITE

BEDROOM TWO

18' x 14'9 (5.49m x 4.50m)

BEDROOM THREE

13'5 x 13'1 (4.09m x 3.99m)

BEDROOM FOUR

12'10 x 9'1 (3.91m x 2.77m)

BEDROOM FIVE

10'3 x 10'2 (3.12m x 3.10m)

BATHROOM

OUTSIDE

FRONT

REAR

AERIAL

TENNIS COURT

NISSEN HUT

34' x 11'6 (10.36m x 3.51m)

OFFICE

DOUBLE GARAGE

18'8 x 15'8 (5.69m x 4.78m)

SINGLE GARAGE

19'2 x 10'11 (5.84m x 3.33m)

Additional Information

Council Tax Band: G

Heating: Gas Central Heating

Seller's Position: To Find

Garden Facing: South/West

Drainage: Septic Tank

Agents Note Sales

PLEASE NOTE - Although we have not tested any of the Gas/Electrical Fixtures & Fittings, we understand them to be in good working order, however it is up to any interested party to satisfy

themselves of their condition before entering into any Legal Contract.

Agents Note Sales

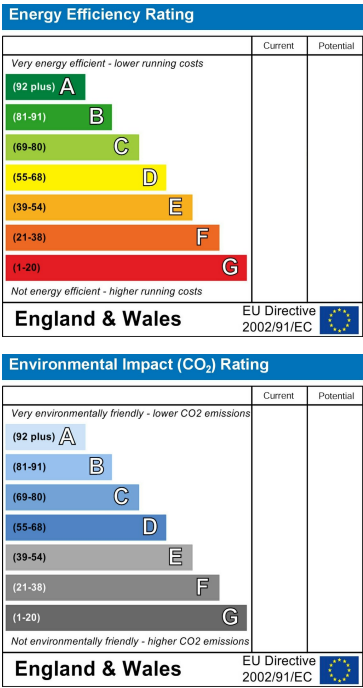
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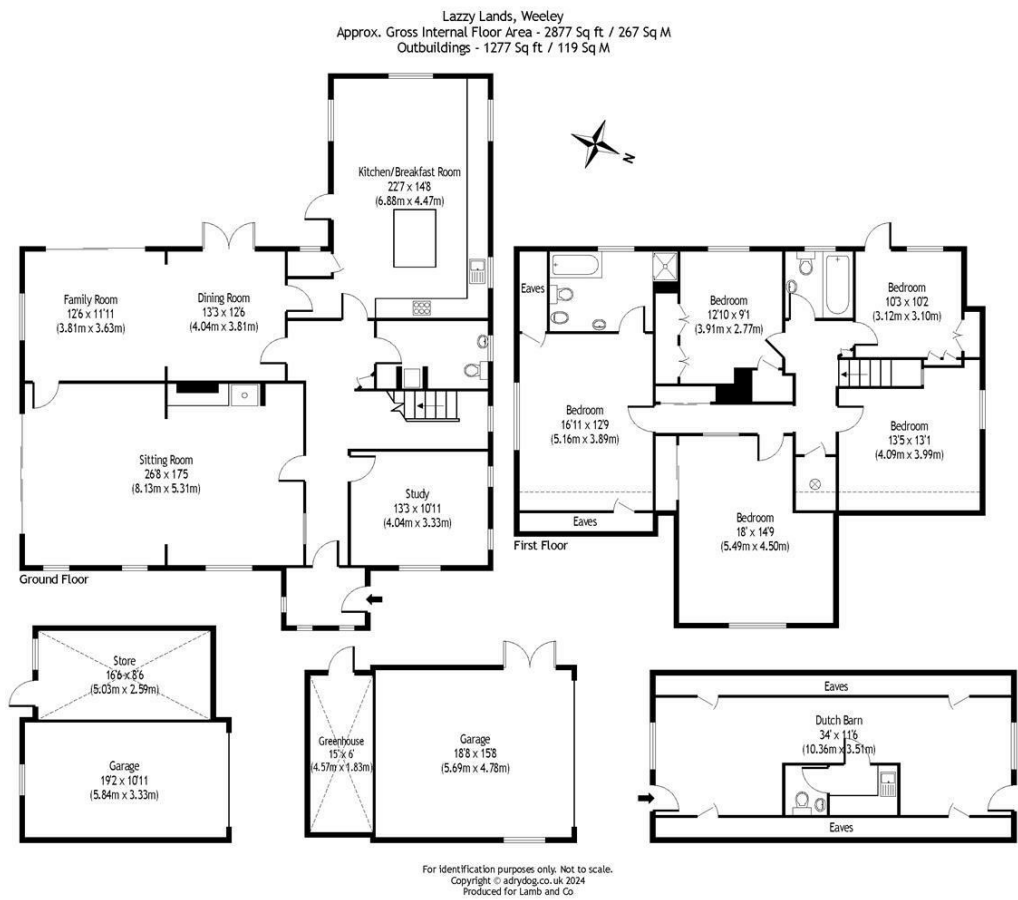
Map



EPC Graphs



Floorplan



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