



Buckeridge Way, Bradwell-On-Sea CM0 7QQ
£145,995

To view this property call
01621 734300

S J WARREN
www.sjwarren.co.uk

The accommodation comprises

Located in the riverside village of Bradwell On Sea which offers a local run community shop, public house/restaurant, marina/bar and restaurant and a primary school.

OFFERED WITH NO ONWARD CHAIN is this ground floor one bedroom flat. Offering a good size lounge, a generous double bedroom, kitchen and wet room.

Externally the flat has a courtyard garden and benefits greatly from its own parking and a garage with power and light.

Lease 948 years remaining and peppercorn rent.

Entrance porch

Double glazed door to the entrance porch.

Lounge

11'4 x 10'3

A good size room with a double glazed window to the front, tv point, wall mounted electric heater and wood effect laminate flooring.

Kitchen

7'8 x 6'9

The kitchen has a range of high gloss white eye level units with back tiling, matching base units and drawers with work surfaces over. Inset stainless steel sink, washing machine, fridge/freezer and free standing electric oven to remain, double glazed window to the rear.

Bedroom

13'6 x 9'3

A good size double room with plenty of space for free standing bedroom furniture. Wall mounted electric heater, wood effect laminate flooring and double glazed double doors to the rear.

Wet room

6'2 x 5'4

Walk in shower, close coupled w/c, hand wash basin, white heated towel rail, expel air and a double glazed window to the side.

Courtyard/garden

The garden is laid to patio and offers enough space to sit out enjoy, with a side gate to the drive and garage.

Garage

Up and over door with power and light.



Consumer Protection from Unfair Trading Regulations 2008.

S J Warren has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	58	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Buckeridge Way, Bradwell-On-Sea CM0 7QQ
£145,995

To view this property call
01621 734300

S J WARREN
www.sjwarren.co.uk

