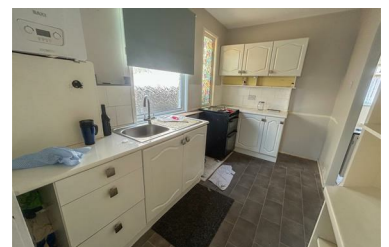




Rosemary Way Jaywick Village, CO15 2SB

Located in Jaywick Village this THREE BEDROOM DETACHED CHALET BUNGALOW of single brick construction. This property is being offered with NO ONWARD CHAIN and benefits from having Off Street Parking. Jaywick Beach is positioned within 350 metres with Clacton-on-sea's town centre and mainline railway station around two miles away. A viewing is advised to appreciate the accommodation on offer.

- Three Bedrooms
- 25'6 max 'L' Shape Lounge/Diner
- 11'4 x 6'9 Kitchen
- Gas Central Heating (n/t)
- Three Piece Shower Room
- Courtyard Style Garden
- Off Street Parking
- No Onward Chain
- Just 350 Metres To The Beach
- EPC Rating E & Council Tax A



Price £110,000 Freehold

Rosemary Way, Jaywick Village, CO15 2SB

Accommodation Comprises

The accommodation comprises approximate room sizes:



LOUNGE/DINER

25'6" nar to 15' x 13'9"

Fireplace. Radiator. Exposed wooden floor boards. Stair flight to first floor. Double glazed windows to front. Double glazed windows to sides. Open access to Kitchen.



KITCHEN

11'4 x 6'9 Kitchen

Fitted with a range of white fronted units. Comprising; square edge work surfaces with cupboards and drawers below. Inset stainless steel sink unit with mixer tap. Space for cooker. Space for fridge freezer. Space for washing machine. Wall mounted gas combination boiler (not tested). Double glazed window to side. Open access to Inner Lobby.



INNER LOBBY

Double glazed door to rear garden. Doors to:

BEDROOM ONE

11'1 x 8'2

Radiator. Double glazed window to side.



SHOWER ROOM

Low level W/C. Corner shower cubical with wall mounted shower attachment. Pedestal hand wash basin. Wood effect flooring. Double glazed window to rear.



FIRST FLOOR LANDING

Part sloping ceilings. Doors to:

BEDROOM TWO

17'11 x 7'10

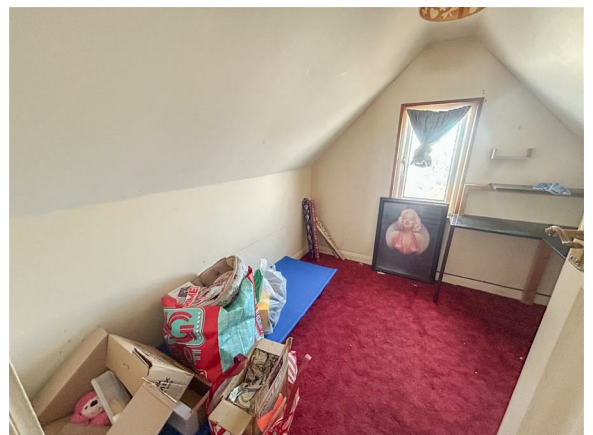
Radiator. Part sloping ceiling. Double glazed window to front.



BEDROOM THREE

7'9 x 7'11

Radiator. Part sloping ceiling. Double glazed window to rear.



OUTSIDE FRONT

Hard paved area providing off street parking. Hard paved area enclosed by panelled fencing leading up to entrance door. Pedestrian side gate leading it outside rear.



OUTSIDE REAR

Hard paved courtyard garden. Timber shed. Enclosed by panelled fencing.



JAYWICK SEA FRONT

Jaywick sea front is located around 350 metres away.

EH 08/26

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.

REFERRAL FEES - You will find a list of any/all referral fees we may receive on our website www.sheens.co.uk.

Material Information (Freehold Property)

Tenure: Freehold

Council Tax: Tendring District Council; Council Tax Band - A ; Payable 2026/2027 £1483.98 Per Annum

Any Additional Property Charges:

Services Connected:

(Gas): Yes

(Electricity): Yes

(Water): Yes

(Sewerage Type): Mains Drainage

(Telephone, Broadband & Mobile Coverage): For Current Correct Information Please Visit:

<https://www.ofcom.org.uk/mobile-coverage-checker>

Non-Standard Property Features To Note:

Please note we recommend that all prospective buyers review the official Register of Title with their legal representative to satisfy themselves as to the full extent of these entries.

Draft Details

DRAFT DETAILS - NOT YET APPROVED BY VENDOR

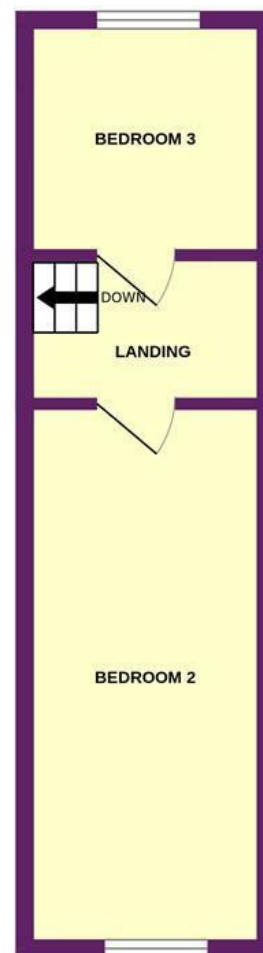
Particular Disclaimer

These Particulars do not constitute part of an offer or contract. They should not be relied upon as a statement of fact and interested parties must verify their accuracy personally. All internal & some outside photographs are taken with a wide angle lens, therefore before arranging a viewing, room sizes should be taken into consideration.



GROUND FLOOR
483 sq.ft. (44.8 sq.m.) approx.

1ST FLOOR
230 sq.ft. (21.3 sq.m.) approx.



Sheen's
The Action Agents

TOTAL FLOOR AREA : 712 sq.ft. (66.2 sq.m.) approx.

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.
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Selling properties... not promises

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