



The Leas Frinton-on-Sea, CO13 9NN

***FRONT ROW *** Situated in the sought after quiet area of Frinton-on-Sea, offering DIRECT SEA VIEWS, Sheen's Estate Agents are pleased to offer for sale this IMMACULATE FRONT ROW BEACH HUT. NEWLY INSTALLED IN 2025. The hut is conveniently positioned a short walk away from toilets, within one and a half miles of Frinton's mainline railway station and Connaught Avenue with its shopping amenities.

- Front Row Beach Hut
- The Leas
- Fitted Kitchen
- Perspex Window
- Sought After Position
- Direct Sea Views
- Close to Toilets
- Keys to View



Price £38,750 Non-traditional

Accommodation comprises with approximate room sizes:-

Steps leading to:

Beach Hut

Wooden door. Window opening with direct sea views. Perspex window. Fitted kitchen with storage cupboards under. Fitted bench with storage under. Further fitted shelving and units. Divided wall with curtain rail for privacy and allowing changing areas.

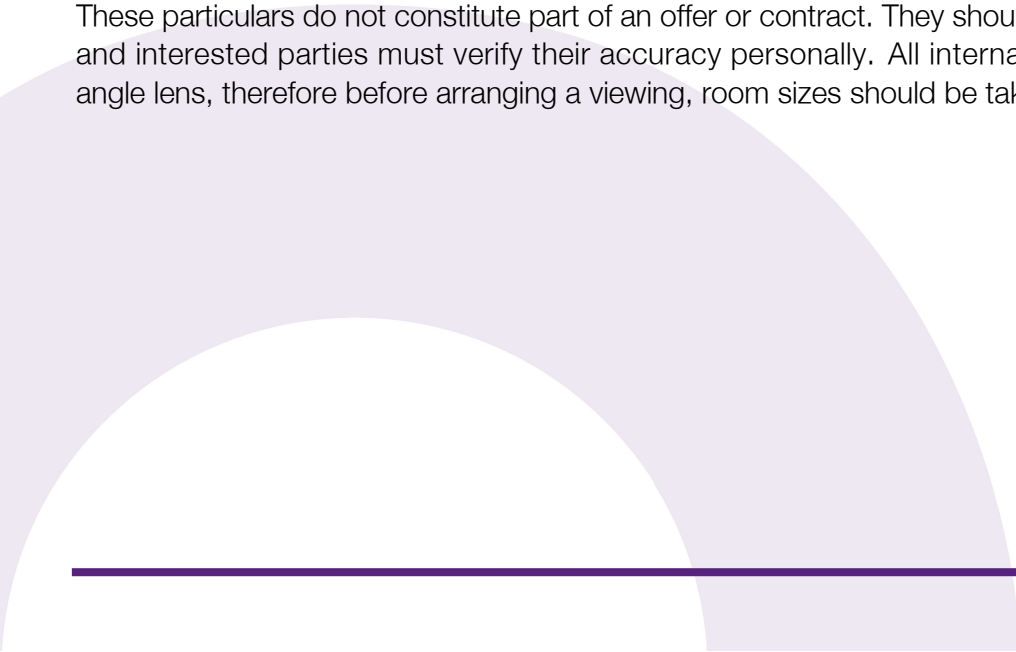
Alternate Beach Hut View



ANTI-MONEY LAUNDERING REGULATIONS 2017 - Prospective purchasers will be asked to produce photographic identification and proof of residence documentation once entering into negotiations for a property in order for us to comply with current Legislation.

REFERRAL FEES - Sheen's reserve the right to recommend additional services. Sheen's receive referral fees of; £50 per transaction when using a suggested solicitor. 10% referral fee on a nominated Surveying Company. 10% referral fee on their nominated independent mortgage broker service. Clients have the right to use whomever they choose and are not bound to use Sheen's suggested providers.

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



Selling properties... not promises

📍 149 Connaught Avenue, Frinton On Sea, Essex, CO13 9AH
☎ 01255 852555 ✉ frinton@sheens.co.uk 🌐 sheens.co.uk

G & S Sheen Ltd trading as Sheen's | Registration No: 4506883

Sheen's
The Action Agents

