



Hall Lane, WALTON ON THE NAZE. CO14 8HZ

- No Onward Chain - Keys To View
- One Bedroom Maisonette
- Ground Floor
- Share Garage & Parking To The Rear
- Private Rear Garden
- Close To Beach & Local Amenities
- Ground Rent £150 Per Annum & Service Charges TBC
- Lease Approximately 160 Years Remaining



PROPERTY DESCRIPTION

Being offered with NO ONWARD CHAIN and located in the popular Sea Side Town of WALTON ON THE NAZE, My Moving Places have the pleasure in offering For Sale this ONE BEDROOM GROUND FLOOR MAISONETTE. Internally you step into a Lobby area which opens up to the Lounge/Diner and Kitchen. The Kitchen is compact but functional and the Lounge/Diner is well proportioned. From the Lounge you walk through the Inner Hall to the Bathroom and to the Bedroom. The Bedroom has Patio doors to the Garden and a Walk-In Utility Cupboard/Laundry. Externally there are Front & Rear Gardens with pathway to the Rear (accessed by road via Spendells Close) to a share Double Garage and Parking in front. The location of this property is ideal for anyone wanting to be close to the Beaches in Walton as well as other Local Amenities. In our opinion a viewing will be essential to fully appreciate the great location of this home.



ROOM DESCRIPTIONS

ACCOMMODATION

LOUNGE

22' 9" x 9' 7" (6.93m x 2.92m) UPVC Entrance door, three double glazed windows to front and side aspects, fitted carpet, radiator.

KITCHEN

6' 3" x 5' 7" (1.91m x 1.70m) Range of base and matching eye level units, roll edge work surface inset stainless steel one and half bowl sink and drainer unit. Space for cooker and two under counter appliances. Double glazed window to side aspect, tiled flooring, tiled walls.

BATHROOM

Comprising low level WC, pedestal wash hand basin, panelled bath. Obscure double glazed window to side aspect, tiled walls, tiled flooring, shaving point, heated towel rail.

BEDROOM

13' 3" x 8' 4" (4.04m x 2.54m)

Double glazed patio doors to rear garden, fitted wardrobe, laminate flooring, radiator. Walk in cupboard with double glazed window to rear aspect, wall mounted combination boiler, space and plumbing for washing machine and space for tumble dryer.

EXTERIOR

TO THE REAR

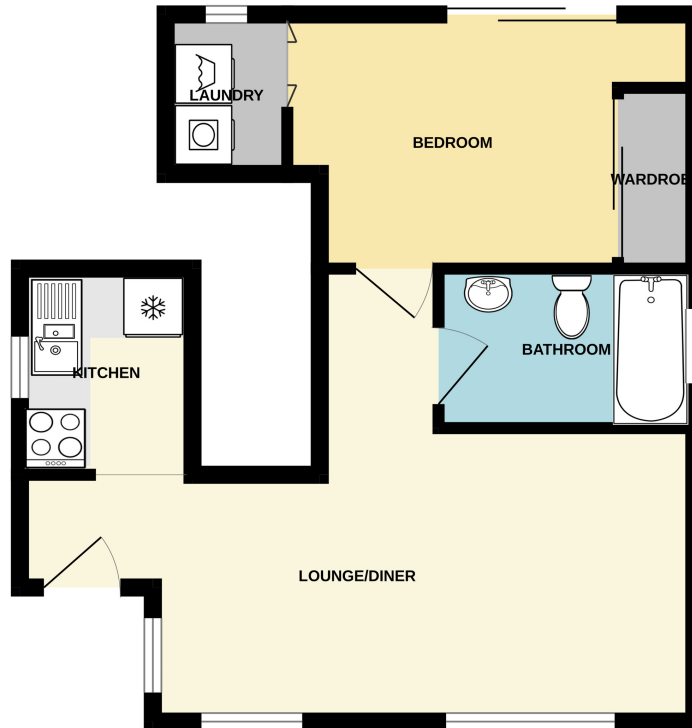
Private rear garden, back gate and pathway leading to shared double garage and parking space.



FLOORPLAN



GROUND FLOOR



HALL LANE

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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