

REDUCED

£315,000 Freehold



26 Pyesand, Kirby-le-Soken, Frinton-on-Sea, Essex. CO13 0EA

- Two Bedrooms
- Conservatory
- Secluded Garden
- Excellent Condition
- Garage & Off Road Parking
- New Double Glazing
- New Boiler 2024
- South Facing Rear Garden
- Sought After Location
- New Electrics
- No Onward Chain
- New Fitted Kitchen



PROPERTY DESCRIPTION

Refurbished spacious TWO BEDROOM DETACHED BUNGALOW located within KIRBY-LE-SOKEN. The current owner has upgraded the property considerably with new Worcester central heating boiler, radiators, plastering, Rustic oak flooring and new Kitchen. As this property is being sold CHAIN FREE and is of excellent standard a viewing is strongly recommended.



ROOM DESCRIPTIONS

ACCOMMODATION

ENTRANCE HALL

Double glazed entrance door leading to Reception hallway. The inner porch has been removed which makes this space feel much more inviting and open. Two cupboards and door to all rooms, Tegola rustic oak flooring, radiator.

LOUNGE

17' 8" x 11' 9" (5.38m x 3.58m) Large double glazed window to front aspect, additional double glazed window to side aspect. Spacious and well presented room with new Tegola rustic oak flooring, radiator.

BEDROOM ONE

14' 11" x 10' 1" (4.55m x 3.07m) Double glazed window, recess ideal space for wardrobe, fitted carpet, radiator.

KITCHEN

11' 0" x 9' 0" (3.35m x 2.74m) Range of base, drawer and matching eye level units, work surface, inset sink and drainer unit. Built in appliances, built in oven and electric hob with extractor over. Double glazed window to rear aspect, double glazed door to Conservatory, spot lights, radiator.

BEDROOM TWO

11' 4" x 9' 4" (3.45m x 2.84m) Double glazed window to front aspect, fitted carpet, radiator.

CONSERVATORY

22' 9" x 6' 6" (6.93m x 1.98m) Double glazed door to rear aspect, double glazed door to side aspect, door to Garage, excellent space with utility plumbing and level floor to garage.

BATHROOM

Comprising low level WC, pedestal wash hand basin, fully enclosed bath and shower. Double glazed window to side aspect, fully tiled walls and flooring.

EXTERIOR

TO THE FRONT

Driveway providing off street parking, block paved pathway leading to Entrance door, laid to lawn with plants and shrubs.

TO THE REAR

Secluded rear garden with panelled fencing, paved patio and pathway leading to shed. laid to lawn, outside tap, access to front via side gate.

GARAGE

Spacious garage with double glazed window and door to front.



FLOORPLAN



GROUND FLOOR



DETACHED BUNGALOW

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.
Made with Metropix ©2025

Frinton-On-Sea
148, Pole Barn Lane, Frinton-on-Sea, CO13 9NG
01255 852929
sales@mymovingplaces.com