



- No Chain
- Detached Home
- A Prestigious Park Resort For Over 45's
- Two Bedrooms
- Contemporary Throughout
- 6.5 Years Left On The Manufacturer's Warranty
- Popular Gosfield Village Location
- Council Tax Band A
- Private Garden With Field Views
- Parking For Several Cars

71 Gosfield Lake Park, Church Road, Gosfield, Halstead, Essex. CO9 1UG.

A fantastic opportunity to acquire this contemporary park home with outstanding field views situated on the prestigious 'Gosfield Lake Park resort' in Gosfield offering a tranquil setting and modern accommodation.



Property Details.

Room Measurements

Entrance Hall

With UPVC windows, storage cupboard, doors to;

Kitchen/Diner



11' 1" x 10' 1" (3.38m x 3.07m) With UPVC windows, radiator, a contemporary kitchen offering a range of matching eye level and base units with drawers and worksurfaces over, inset sink and drainer, in-built double oven and microwave, electric hob, integrated fridge/freezer, dishwasher and washing machine, open to;

Lounge



12' 2" x 11' 1" (3.71m x 3.38m) With UPVC window and patio doors to terrace with field views, radiator, TV point.

Bedroom One



9' 2" x 8' 11" (2.79m x 2.72m) With UPVC window, radiator, fitted bedroom furniture and built in wardrobes.

Property Details.

Bedroom Two



8' 2" x 5' 4" (2.49m x 1.63m) With UPVC window, radiator,

Shower Room



With UPVC window, fully tiled suite offering a double shower cubicle, heated towel rail, wash hand basin, close coupled WC.

Gardens



The property offers a generous wrap around low maintenance rear garden which is enclosed by fencing, There is a paved patio area offering a brilliant space for outdoor furniture, along with a further raised terraced which overlooks the fields.

Parking

Driveway adjacent to the property and further parking available next to the home.

Services

Please note the property is served by LPG gas.

Tenure

The property is offered as a freehold in perpetuity and there is a ground rent charge of £175 per month and also a water/sewerage charge of £50.

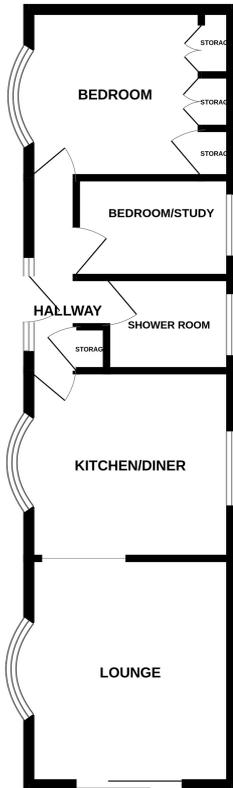
Furnishing

The owner has advised that she is prepared to sell some of the furnishing within the property.

Property Details.

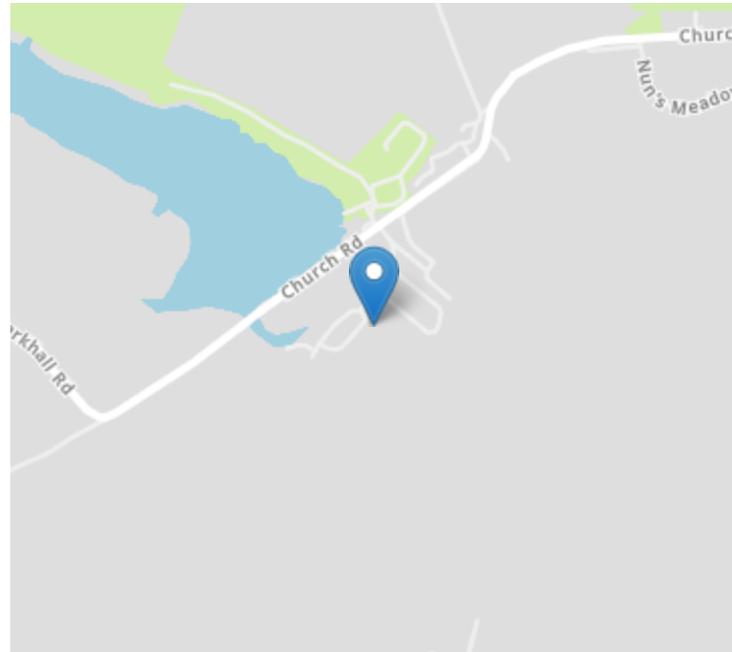
Floorplans

GROUND FLOOR



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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Location



Energy Ratings

We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Gardens, roof terraces, balconies and communal gardens as well as tenure and lease details cannot have their accuracy guaranteed for intending purchasers. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.