

FOR SALE

£90,000



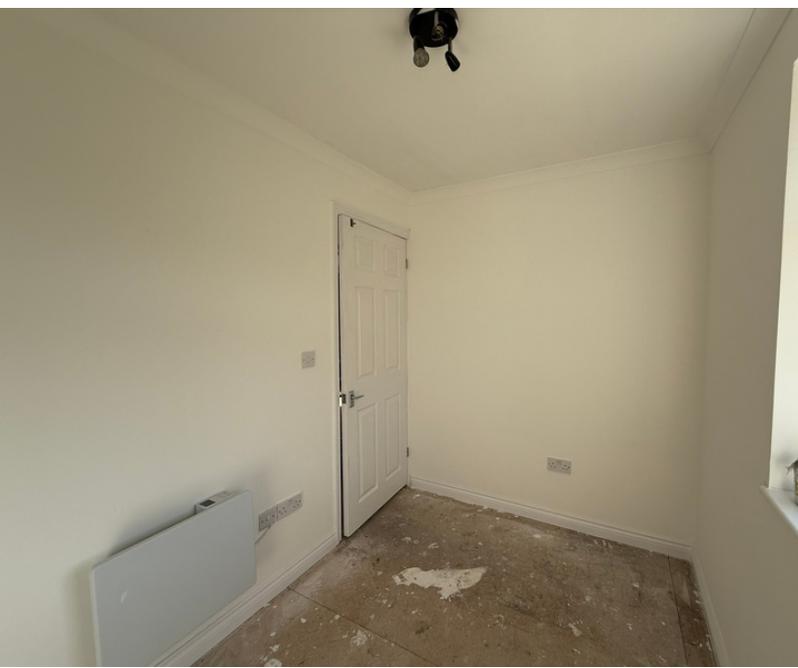
Colne Way, Point Clear Bay, Clacton-on-Sea, Essex. CO16 8LN

- Detached Chalet
- Coastal Location
- Two Bedroom
- Enclosed Rear Garden
- Off Road Parking
- Solar Panels



PROPERTY DESCRIPTION

Situated in the coastal area of Point Clear, this DETACHED TWO BEDROOM CHALET offers well-proportioned accommodation with the benefit of off-road parking, solar panels and a generous rear garden. The property opens into a bright lounge with windows overlooking the front aspect, providing a comfortable living space with access to the remainder of the accommodation. To the rear of the property is a kitchen fitted with a range of work surfaces and units. There are two bedrooms, including a spacious master bedroom, together with a separate shower room and WC, providing practical accommodation throughout. Externally the property benefits from a gravel driveway providing off-road parking and an enclosed rear garden, mainly laid to lawn with fenced boundaries and a patio area, offering good outdoor space. The property is conveniently located within easy reach of local amenities, bus routes and the seafront, while the nearby towns of Clacton-on-Sea and Brightlingsea provide a wider range of shopping and leisure facilities.



ROOM DESCRIPTIONS

INTERNAL

LOUNGE

14' 11" x 15' 08" (4.55m x 4.78m) A bright and spacious lounge with windows to the front and side aspects, allowing plenty of natural light. The room also benefits from a part glazed entrance door leading to the front of the property, electric heater and access to the inner hallway leading to the remaining accommodation.

KITCHEN

5' 10" x 6' 2" (1.78m x 1.88m) Fitted with a range of work surfaces with cupboards under, stainless steel sink with drainer, space for cooker and additional appliance space. Window to the rear aspect overlooking the garden.

BATHROOM

6' 05" x 9' 08" (1.96m x 2.95m) Comprising shower cubicle, low level WC and wash hand basin, with window to the side aspect providing natural light and ventilation.

BEDROOM ONE

6' 01" x 11' 04" (1.85m x 3.45m) A well-proportioned double bedroom with window to the side aspect, allowing natural light.

BEDROOM TWO

6' 02" x 9' 04" (1.88m x 2.84m) Bedroom with window to the rear aspect, overlooking the garden and allowing good natural light. Electric heater.

EXTERNAL

FRONT

The property is approached via a gravel driveway providing off-road parking, with a lawned front garden enclosed by picket fencing. A pathway leads to the front entrance door, with gated side access leading to the rear garden.

REAR

The rear garden is mainly laid to lawn and enclosed by fencing, providing a good size outdoor space. There is a patio area adjoining the rear of the property, ideal for outside seating, with a pathway and gated access leading to the side of the property.



FLOORPLAN & EPC

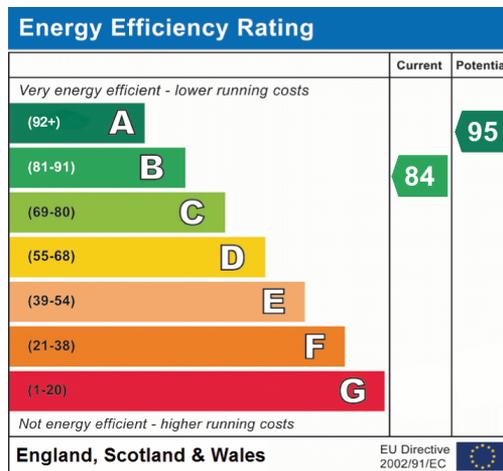


GROUND FLOOR



COLNE WAY

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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