



- Fitted Solar Panels
- Vaughan & Blyth Built
- Remainder of Build Warranty
- Over 2300sqft of Accommodation
- Double Garage
- Five Double Bedrooms
- Underfloor Heating
- Stylish and Contemporary

8 Went Mews Colchester Road, Weeley, Clacton-on-Sea, Essex. CO16 9GZ.

Offering over 2300sqft of accommodation plus a double garage, this executive home is one not to be missed. With spacious and bright rooms throughout there is certainly plenty of room for all the family from its five double bedrooms, two en-suites, family bathroom, living room, family room, study, large kitchen/diner, utility room and cloakroom. Built by Vaughan & Blyth a prestigious local developer in 2022 there is still plenty of the 10 year new home warranty remaining and you can be sure there is a good specification with under floor heating, solar panels and good quality appliances to name just a few. Call for further details.



Property Details.

Ground Floor

Entrance Hall

15' 9" x 11' 6" (4.80m x 3.51m) LVT flooring with heating under, stairs to first floor with storage cupboard and doors to.

Living Room



17' 7" x 13' 10" (5.36m x 4.22m) French doors to rear with sidelights, LVT flooring with heating under.

Family Room



13' 5" x 11' 6" (4.09m x 3.51m) Box bay window to front, LVT flooring with heating under.

Study



13' 5" x 8' 7" (4.09m x 2.62m) Box bay window to front, LVT flooring with heating under.

Kitchen/Dining Room



25' 7" x 14' 1" (7.80m x 4.29m) French doors with sidelights to rear, window to rear, LVT flooring with heating under. A stylish range of fitted units and drawers with stone worktops over, under mounted sink, fitted wine cooler, fitted NEFF ovens, inset NEFF hob, central island with recess for seating, fitted extractor, integrated fridge/freezer, integrated dishwasher.

Utility Room

8' 8" x 5' 8" (2.64m x 1.73m) Door to side, fitted units with stone worktops over, LVT flooring with heating under, inset sink and drainer, space for washing machine.

Ground Floor Cloakroom

LVT flooring with heating under, enclosed cistern WC, wall hung wash hand basin.

First Floor

Landing

15' 8" x 10' 0" (4.78m x 3.05m) LVT flooring, loft access, airing cupboard and doors to.

Property Details.

Bedroom



13' 6" x 12' 3" (4.11m x 3.73m) Window to front, LVT flooring, fitted wardrobe, radiator and door to.

En-Suite



Obscure window to side, Shower cubicle, wall hung wash hand basin, enclosed cistern WC, wood effect flooring, heated towel rail.

Bedroom



13' 6" x 11' 6" (4.11m x 3.51m) Window to front, LVT flooring, radiator, door to.

En- Suite

Obscure window to side, shower cubicle, wall hung wash hand basin, enclosed cistern WC, heated towel rail.

Bedroom

13' 4" x 11' 1" (4.06m x 3.38m) Window to rear, radiator, LVT flooring, fitted wardrobe.

Bedroom

11' 8" x 11' 3" (3.56m x 3.43m) Window to rear, LVT flooring, radiator, fitted wardrobe.

Bedroom

12' 3" x 12' 0" (3.73m x 3.66m) Window to rear, radiator, LVT flooring.

Family Bathroom

Window to front, obscure window to front, shower cubicle, wall hung wash hand basin, enclosed cistern WC, heated towel rail.

Outside

Double Garage

23' 8" x 20' 9" (7.21m x 6.32m) Twin up and over doors to front, power and light connected off road parking in front.

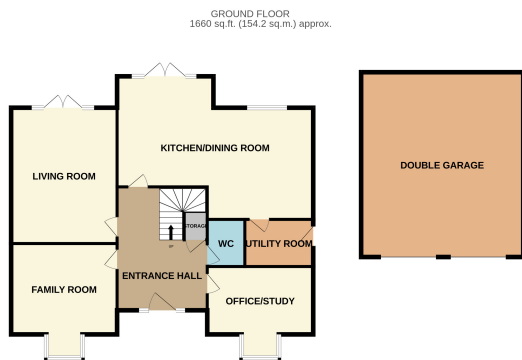
Garden



Mainly laid to lawn and enclosed by panel fencing with gated side access.

Property Details.

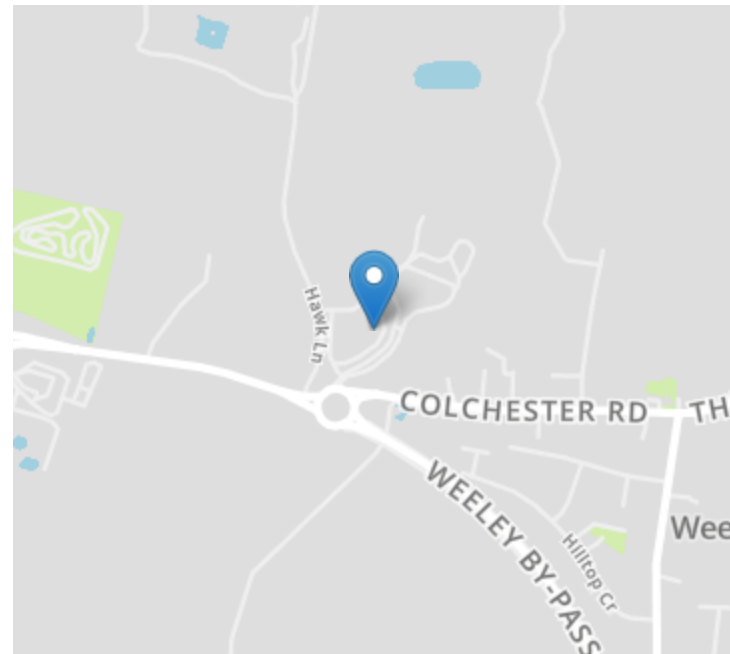
Floorplans



TOTAL FLOOR AREA: 2798 sq.ft. (260.0 sq.m.) approx.

While every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of floors, 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 Lettings 12/2024

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.