



- Mid Terrace House
- Two Double Bedroom
- Family Bathroom, En Suite & WC
- Living Room
- Kitchen/Diner
- Ample Off Road Parking
- New Build Warranty

3 Wheatsheaf, Kirby Cross, Frinton-on-Sea, Essex. CO13 0FS.

This beautiful two bedroom mid terraced house is located within the modern Finches Park Development of Kirby Cross situated close by to local amenities, schools and easy access to local train station.

Highlights include living room, open plan kitchen/diner, cloakroom, two bedrooms the master bedroom includes an en suite shower room, and a family bathroom. Off road parking, side gate leading to the low maintenance rear garden laid to lawn. Early viewing highly advised.



Property Details.

Ground Floor

Living Room



13' 5" x 12' 2" (4.09m x 3.71m) Double glazed window to front, radiator, stairs to first floor.

Kitchen / Diner



13' 4" x 10' 6" (4.06m x 3.20m) Double glazed window to rear, UPVC French doors, range of wall and base units, laminate worktop, stainless steel sink with left hand drainer, ceiling extractor fan, integrated, fridge/freezer, cooker, gas hob and space for washing machine.

WC

Low level WC, radiator, wash hand basin, ceiling mounted extractor fan.

First Floor

Landing

Loft access, doors leading to:

Bedroom



10' 7" x 9' 10" (3.23m x 3.00m) Double glazed window to rear, radiator, door to:

En Suite



Low level WC, wash hand basin, shower enclosure, tiled floor, towel rail.

Property Details.

Bedroom



12' 11" x 9' 0" (3.94m x 2.74m) Double glazed to front, radiator, storage cupboard.

Family Bathroom



6' 8" x 6' 2" (2.03m x 1.88m) Tiled floor, ceiling fan, low level WC, wash hand basin, ceiling extractor fan.

Outside

Rear Garden



A well maintained rear garden laid to lawn, patio area, garden shed, retained by fencing, rear access to the drive way,

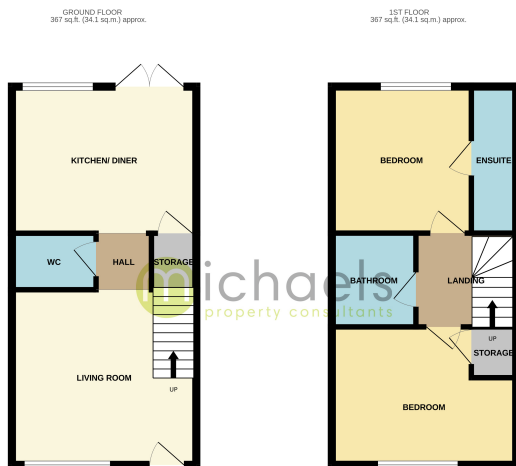
Driveway



Ample off road parking to the rear of the property.

Property Details.

Floorplans



TOTAL FLOOR AREA: 734 sq ft (68.2 sq m) approx.
While every attempt has been made to ensure the accuracy of the floor plan, measurements of spaces are given as an approximate guide only. The purchaser should verify the accuracy of the floor plan by their own measurements. The purchaser should also verify the accuracy of the floor plan by their own measurements. The purchaser should also verify the accuracy of the floor plan by their own measurements. The purchaser should also verify the accuracy of the floor plan by their own measurements.

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.