



**SCOTT
MADDISON**



16 Gosfield Lake Park Church Road

Gosfield Halstead CO9 1UG

Asking Price £235,000

Freehold



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HALL

UPVC entrance door to hall, radiator, built-in cupboard.

KITCHEN DINER

19'4" x 11'7" (5.89m x 3.53m)

A tastefully fitted kitchen comprising enamel one and a half bowl single drainer sink unit with sweeping marble effect worktop surfaces to both sides, extensive range of base units incorporating cutlery drawers and breakfast bar, four-ring electric hob, integrated washer, dryer, fridge, freezer, oven, grill and microwave. Stable door and window to side aspect cupboard, housing the oil-fired boiler, window to opposite side also.

LOUNGE

19'4" x 12'5" (5.89m x 3.78m)

Two double glazed windows to front aspect window to side., fireplace surround focal point.

REAR HALL

Airing cupboard.

BEDROOM ONE

11'4" x 9'4" (3.45m x 2.84m)

Double-glazed window to side aspect, radiator. range of built in bedroom furniture Seperate. walk-in wardrobe, cupboard, with shelving and light.

EN SUITE SHOWER

Comprising shower cubicle, low level WC, wash hand basin, window to side

BEDROOM TWO

9'11" x 9'6" (3.02m x 2.90m)

Double-glazed window to side, range of built-in bedroom furniture, radiator.

SHOWER ROOM

White suite comprising large corner shower, low level WC, wash hand basin, double glazed window to side.

OUTSIDE

The property enjoys a pretty surrounding landscape, rear pedestrian access to the property, oil storage tank, concrete and metal shed. Side patio terrace to the opposite side includes a pretty Astroturf area and patio terrace joining, raised ramp access to the front door.

AGENTS NOTE

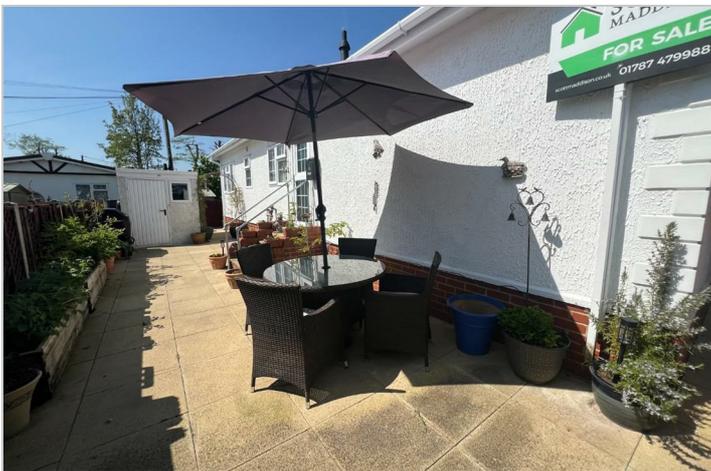
Age restriction, over 45.Pets Allowed

Maximum one dog, one cat (certain breeds of dog excluded)

Pitch fee including water and sewage is £267.7 per month. The overall dimension of the park home is 42' x 20'

PARKING

There are two raised car parking spaces included adjacent to the property.



Road Map



Hybrid Map



Terrain Map



Floor Plan



Viewing

Please contact our Scott Maddison Halstead Office on 01787 479988 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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