

Paul Mason Associates



Marine Parade, Mayland, Essex, CM3 6AP
£699,995

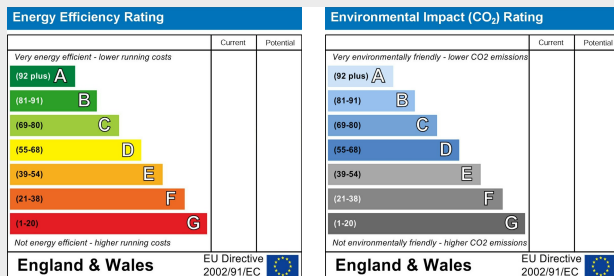
- Detached Four Bedroom Home
- Balcony With Stunning Riverside Views
- Village Location
- Versatile Accommodation
- Ground Floor Bathroom and First Floor Shower Room
- Spacious and Well Presented Throughout
- Well Maintained Gardens
- Two Driveways Plus a Garage
- Gated and Fenced to Boundaries
- EPC - TBC

This well-presented detached home offers spacious and versatile accommodation, ideally suited to a range of buyers seeking flexible living in a beautiful village setting. Occupying a generous wrap around plot, the property benefits from two driveways, a garage and a summer house, providing excellent outside space and practicality.

Inside, the accommodation is thoughtfully arranged with four bedrooms in total, including two bedrooms on the ground floor and two on the first floor, making it ideal for multi-generational living or those needing adaptable space. The property also features a ground floor bathroom and a first floor shower room for added convenience.

A particular highlight of the home is the first floor balcony to the front, enjoying stunning riverside views and offering a wonderful place to relax and take in the surroundings. Situated in a sought-after village location, the property is just a stone's throw from the River Blackwater, with idyllic riverside walks close by.

Overall, this is a superbly presented home in an enviable position, combining generous living space, flexibility and a truly scenic setting.



ACCOMMODATION

GROUND FLOOR

Entrance Porch

Entrance Hall/Dining Room
4.5m x 3.2m (14'9" x 10'5")

Kitchen
3.2m x 2.6m (10'5" x 8'6")

Inner Hall

Lounge
5.5m x 5.1m (18'0" x 16'8")

Bedroom Three
3.6m x 3.3m (11'9" x 10'9")

Bedroom Four
3.6m x 2.4m (11'9" x 7'10")

Bathroom

FIRST FLOOR

Landing

Reception Room
5.0m x 3.2m (16'4" x 10'5")

Bedroom One
4.0m x 3.3m + recess (13'1" x 10'9" +
recess)

Shower Room

Bedroom Two
3.0m x 2.7m (9'10" x 8'10")

EXTERIOR

Rear Garden

Frontage

Garage

Property Services

Gas - Mains

Electric - Mains

Water - Mains

Drainage - Mains

Heating - Gas

Local Authority - Maldon District
Council

Viewings

Strictly by appointment only
through the selling agent Paul
Mason Associates 01245
382555.

Important Notices

We wish to inform all prospective
purchasers that we have prepared
these particulars including text,
photographs and measurements
as a general guide. Room sizes
should not be relied upon for
carpets and furnishings. We have
not carried out a survey or tested

the services, appliances and
specific fittings. These particulars
do not form part of a contract and
must not be relied upon as
statement or representation of
fact.

Awaiting

Floorplan



Paul Mason Associates

35 The Street
Latchingdon
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17 The Street
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Sales | Lettings | Development | Investment

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Paul Mason Associates Limited Registered in England Number - 6767946
Registered Office - Bruce House, The Street, Hatfield Peverel CM3 2DP





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