

Paul Mason Associates



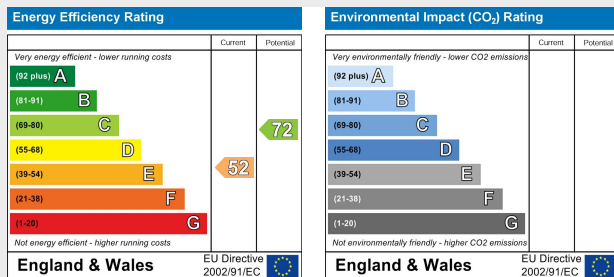
Anchorage View, St. Lawrence, CM0 7JH
Guide price £350,000

- No Onward Chain
- Four Bedroom Detached House
- Re-Fitted Kitchen/Dining Room
- Lounge
- Cloakroom
- En-suite & Family Bathroom
- Rear Garden
- Single Garage
- Driveway
- EPC Rating E

No Onward Chain....This well presented and deceptively spacious four bedroom detached house. The accommodation comprises a generous hallway, open kitchen/dining room, a lounge with patio doors leading to the rear garden, and a cloakroom. On the first floor, there is a landing with access to the family bathroom and four bedrooms, the master bedroom benefiting from a fitted en-suite.

Externally there is a driveway with parking for vehicles to the front of the property as well as a single garage and pedestrian door leading to the rear garden. The rear garden commences a decked seating area with the remainder laid to lawn with various flowers and shrubs. Viewing comes highly recommended to fully appreciate the size and standard of the accommodation on offer.

The property is located in the village of St Lawrence. The village is conveniently within walking distance of the popular St Lawrence Bay Sailing Club, with two public houses within the village, water sports club, Indian restaurant, shop and post office.



ACCOMMODATION

GROUND FLOOR

Entrance Hall

Cloakroom

Living Room

4.6m x 3.4m (15'1" x 11'1")

Kitchen/Dining Room

5.9m (plus bay) x 3.3m (19'4" (plus bay) x 10'9")

FIRST FLOOR

Landing

Bedroom One

3.4m x 3.2m (plus recess) (11'1" x 10'5" (plus recess))

En-suite

Bedroom Two

3.1m x 3.0m (10'2" x 9'10")

Bedroom Three

2.7m x 2.2m (8'10" x 7'2")

Bedroom Four

2.2m x 2.0m (7'2" x 6'6")

Family Bathroom

EXTERIOR

Garage

Rear Garden

Frontage

Property Services

Gas - LPG Gas

Electric - Mains

Water - Mains

Drainage - Mains

Heating - Gas Central Heating

Local Authority - Maldon District

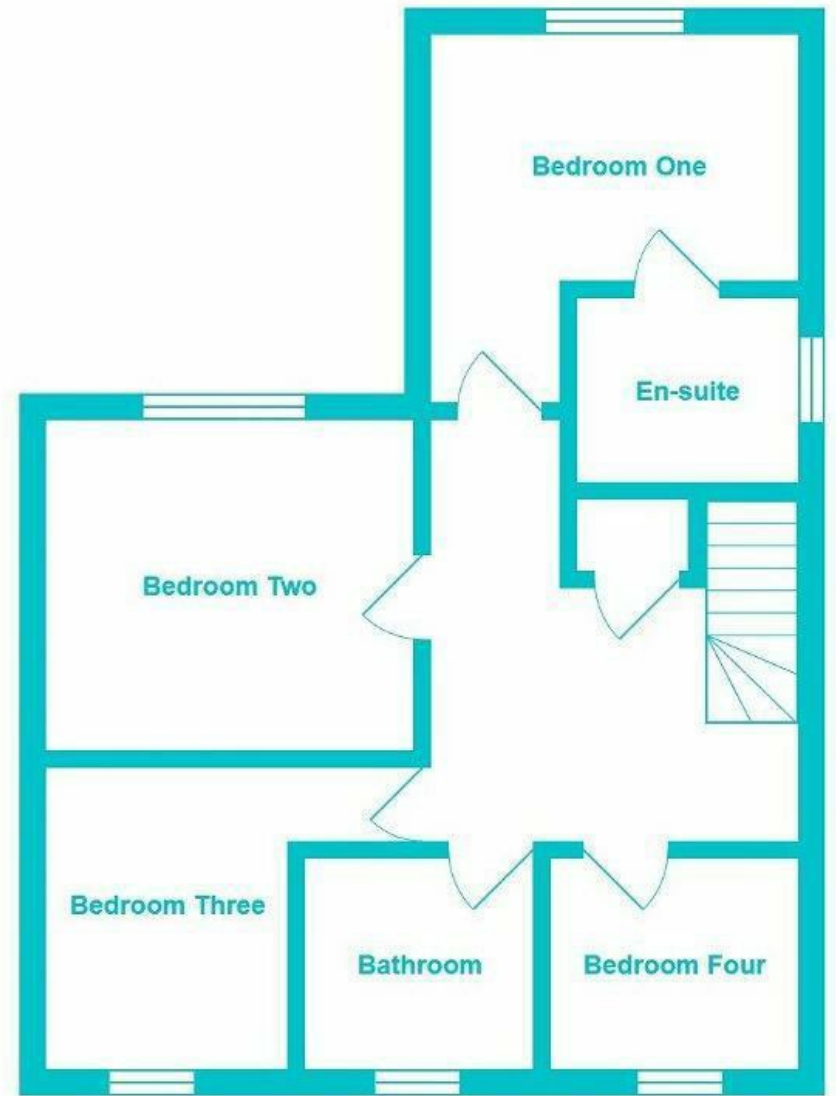
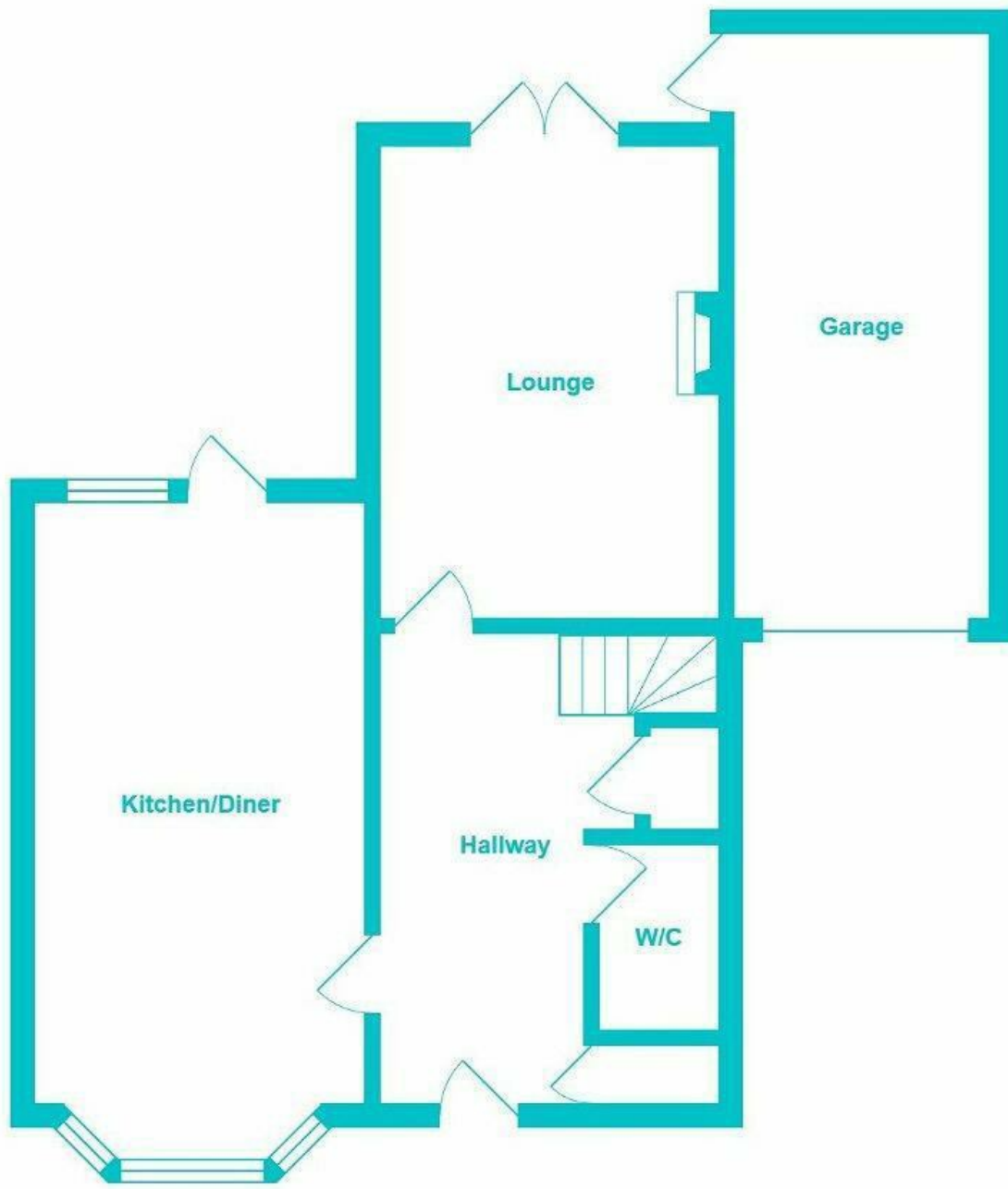
Council

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.





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