



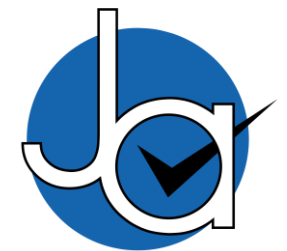
2 bedroom
Two Bedroom
Mid Terraced
House located
in
Manningtree.

£200,000 – £250,000

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Oxford Road Manningtree CO11 1BW

FULL DESCRIPTION

OVERVIEW

GUIDE PRICE of £200,000 - £250,000

This charming two bedroom mid-terraced home is conveniently situated in the village of Manningtree. It offers a comfortable sitting room, a modern kitchen with a butler sink, and a shower room, along with a delightful private courtyard rear garden.

The property's location is highly desirable, as it is situated on one of the most sought after roads close to Manningtree High Street, and within walking distance of various local shops, restaurants and bars, a sailing club, a library, doctors' offices, dentists, and scenic walks along the River Stour. The Manningtree Train Station also offers direct links to London Liverpool Street in approx. 45 minutes.

THE PROPERTY

This charming two bedroom mid-terraced home is conveniently situated in the village of Manningtree. It offers a comfortable sitting room, a modern kitchen with a butler sink, and a shower room, along with a delightful courtyard rear garden.

Upon entering the property, you will find an entrance hall with a storage cupboard under the stairs. The hall leads to the rear lean-to, the rustic charm kitchen, and the sitting room. The sitting room features a spacious window, an enclosed chimney, and shelving. The kitchen is 1800s and renovated by Howdens which is stylish and equipped with base mounted units, a wooden work surface, an inset butler sink with mixer taps, and ample built-in appliances and new boiler. The lower level boasts original wooden flooring throughout and a rear window.

Moving upstairs, the landing provides access to all bedrooms, the shower room, and the loft. The master bedroom, located at the front has beautiful views over estuary and water vista from the window and a freestanding roll-top bath, and a built-in wardrobe. The second bedroom, situated at the rear, includes a window and a generous storage cupboard housing the gas fired boiler. The shower room features an obscured window, a corner shower unit, a low-level WC, a pedestal wash hand basin, and a wall-mounted towel rail.

The property also includes an entrance hall, a sitting room measuring 11' 2" x 10' 5", a kitchen measuring 11' 2" x 6' 10", a lean-to measuring 6' 5" x 4' 11", a master bedroom measuring 14' x 10' 5", a second bedroom measuring 8' 11" x 6' 9", and a shower room measuring 6' 5" x 4' 4".

Outside, there is a modest flower bed with a brick-built surround at the front of the property. The owner has confirmed the presence of a private courtyard at the rear, along with additional storage sheds and shared rear access onto Norman Road.

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LOCATION

Manningtree is a charming town located in Essex, England. Situated on the banks of the River Stour, Manningtree offers a picturesque setting with beautiful river views and scenic countryside surroundings. It is known for its historic architecture, quaint streets, and a strong sense of community.

The town boasts a rich history, dating back to medieval times. It is often referred to as the smallest town in England, and its compact size adds to its unique character. Manningtree is home to a number of well-preserved historic buildings, including timber-framed houses and traditional cottages, which contribute to its old-world charm.

Manningtree is not only visually appealing but also offers a range of amenities and facilities for residents and visitors. The town centre features a variety of shops, boutiques, cafes, and restaurants, providing plenty of options for shopping and dining. There are also several bars and restaurants where locals and visitors can relax and enjoy a drink or a meal.

Nature enthusiasts will appreciate the natural beauty surrounding Manningtree. The River Stour, which flows through the town, offers opportunities for leisurely walks, boating, and fishing. The picturesque countryside, with its rolling hills and green fields, provides a peaceful and idyllic setting for outdoor activities such as hiking, cycling, and picnicking.

Manningtree is well-connected to other nearby towns and cities. The town has its own railway station, providing easy access to London and other major destinations. It is also conveniently located near major road networks, making it accessible by car.

Overall, Manningtree is a delightful town that combines history, natural beauty, and a close-knit community. Whether you're looking for a peaceful retreat or a place to call home, Manningtree offers a charming and welcoming atmosphere.



FLOORPLAN



GROUND FLOOR



1ST FLOOR

DIRECTIONS

CONTACT

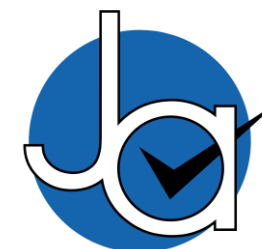
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