



## 4 Bedroom Semi-Detached House located in Harwich.

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**JOHN ALEXANDER**  
ESTATE AGENTS

83 Heron Way  
Harwich  
CO12 3FD

## FULL DESCRIPTION

### OVERVIEW

\*\*\*GUIDE PRICE of £280,00 - £300,000\*\*\*

John Alexander are pleased to present to market this four bedroom semi-detached home, situated in the seaside town of Harwich which also offers a Blue Flag awarded beach. Other benefits include three train stations offering links across Essex and London, Retail Park, Harwich Port, Primary and Secondary Schools.

Property benefits include, accommodation over three floors, kitchen, lounge, cloakroom, four bedrooms, en-suite to master, family bathroom, enclosed rear garden and garage with off road parking.



4



2



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TAX



EPC



TBC

### ENTRANCE HALL

Doors to:

### KITCHEN

16' 10" x 6' 3" (5.13m x 1.91m)

### CLOAKROOM

### LOUNGE

13' 8" x 12' 8" (4.17m x 3.86m)

### FIRST FLOOR LANDING

Doors to:

### BEDROOM THREE

11' 8" x 9' 1" (3.56m x 2.77m)

### BEDROOM FOUR

11' 1" x 6' 1" (3.38m x 1.85m)

### FAMILY BATHROOM

### SECOND FLOOR LANDING

Doors to:

### BEDROOM ONE

15' 1" x 12' 10" (4.6m x 3.91m)

### ENSUITE

### BEDROOM TWO

12' 9" x 12' 4" (3.89m x 3.76m)

Guide Price  
**£280,000**

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\*\* NO ONWARD CHAIN \*\*

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Property benefits include, accommodation over three floors, kitchen





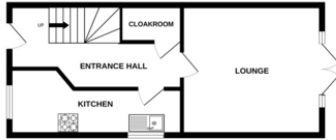


**83 Heron Way, Harwich CO12 3FD**

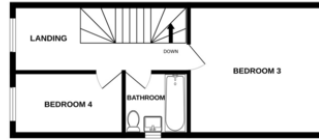


# FLOORPLAN

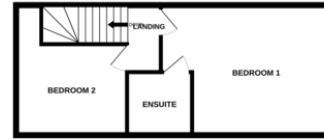
GROUND FLOOR



1ST FLOOR



2ND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## DIRECTIONS

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