

## **SALES DETAILS : 1 ROBINSON CLOSE, GREAT BROMLEY**



### **Key Features**

- 2 double bedrooms
- Off road parking
- Air Source Heat Pump
- Energy efficient property
- Double glazing throughout
- Downstairs toilet
- Large Kitchen Diner
- Neutral decoration

- FULL PROPERTY DETAILS OVER PAGE -

For further information or a viewing, please contact Karen Suddes, Home Ownership Officer on 01473 228604 / 07595120688 or [karens@orwell-housing.co.uk](mailto:karens@orwell-housing.co.uk)

Orwell Housing Association Limited  
Crane Hill Lodge  
325 London Road  
Ipswich  
IP2 0BE

## Full Description

Tenure: Leasehold

Entrance Hall – 4.99 x 2.06 m

Entrance via double glazed door, radiator, double socket

Down Stairs Cloakroom – 1.91 x 0.84 m

Radiator, energy efficient WC and hand wash basin

Living Room – 4.16 x 3.15 m

Flooring, double glazed window to front of house, radiator, Sky connection, telephone socket, aerial socket

Kitchen Diner – 5.31 x 2.89 m

Natural brown work surfaces with beige door units, double drainer stainless steel sink, double glazed French doors access to garden, radiator, plumbing for washing machine, dishwasher and electric hob cooker, aerial socket

Garden

Laid to lawn, patio, 1 large shed and 1 small shed, permanent canopy / entertainment area and rear gate

Under Stairs Cupboard

Generous storage space, lighting

As aforementioned the carpeted stairs rise from the entrance hall to a carpeted first floor landing, leading to:-

Loft access

Well insulated loft with generous storage space with very high ceilings, double socket

Bathroom – 1.93 x 2.14 m

Opaque double-glazed window to the rear, grey tiled, radiator, white 3 piece comprising energy efficient WC, hand wash basin, panelled bath with electric shower over, over mirror light with power for a shaver

Bedroom 1 – 4.02 x 3.05 m

Large double room with double glazed window to the rear, aerial socket, radiator, carpeted

Bedroom 2 – 3.90 x 3.05 m

Double room with double glazed window to the front, aerial socket, radiator, carpeted

Bedroom 3 – 2.90 x 2.14 m

Single room with double glazed window to the rear, sliding 3 door wardrobe, radiator, carpeted

Location

Great Bromley is a rural village set in the council district of Tendring. It has local amenities such as a Costcutter, church and primary school only 500 yards away from the premises. It has easy access to the A120, with Colchester being a 10-minute drive away, and Clacton & Harwich only being 15 minutes away via car. There are transport links with a bus service running through the village. There is a children's play park in the village alongside 2 pubs.

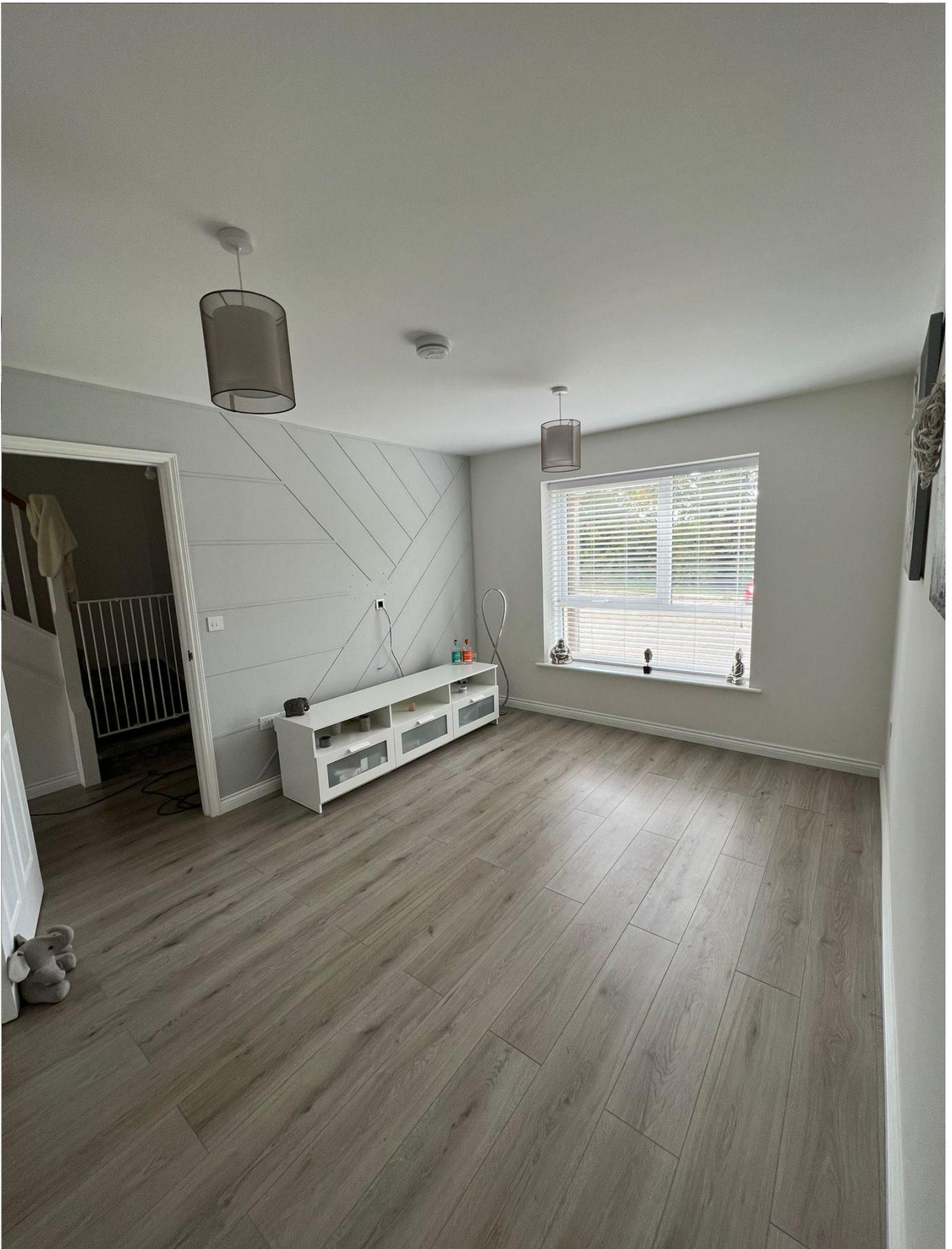
Council Tax Band C



**Front View**



**Living Room**  
*Image 1*



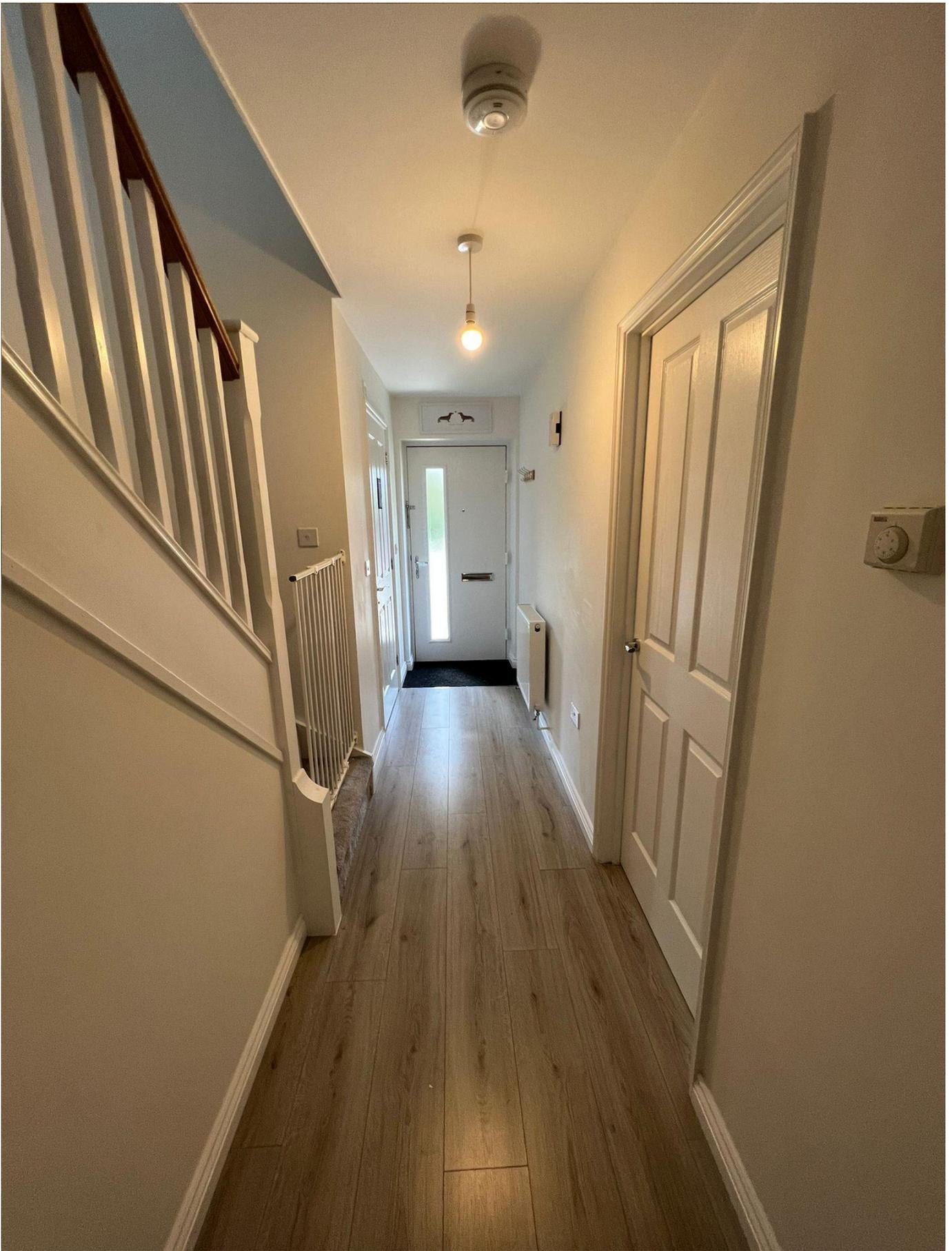
**Living Room**  
*Image 2*



**Kitchen / Diner**  
*Image 1*



**Kitchen / Diner**  
*Image 2*



Hallway



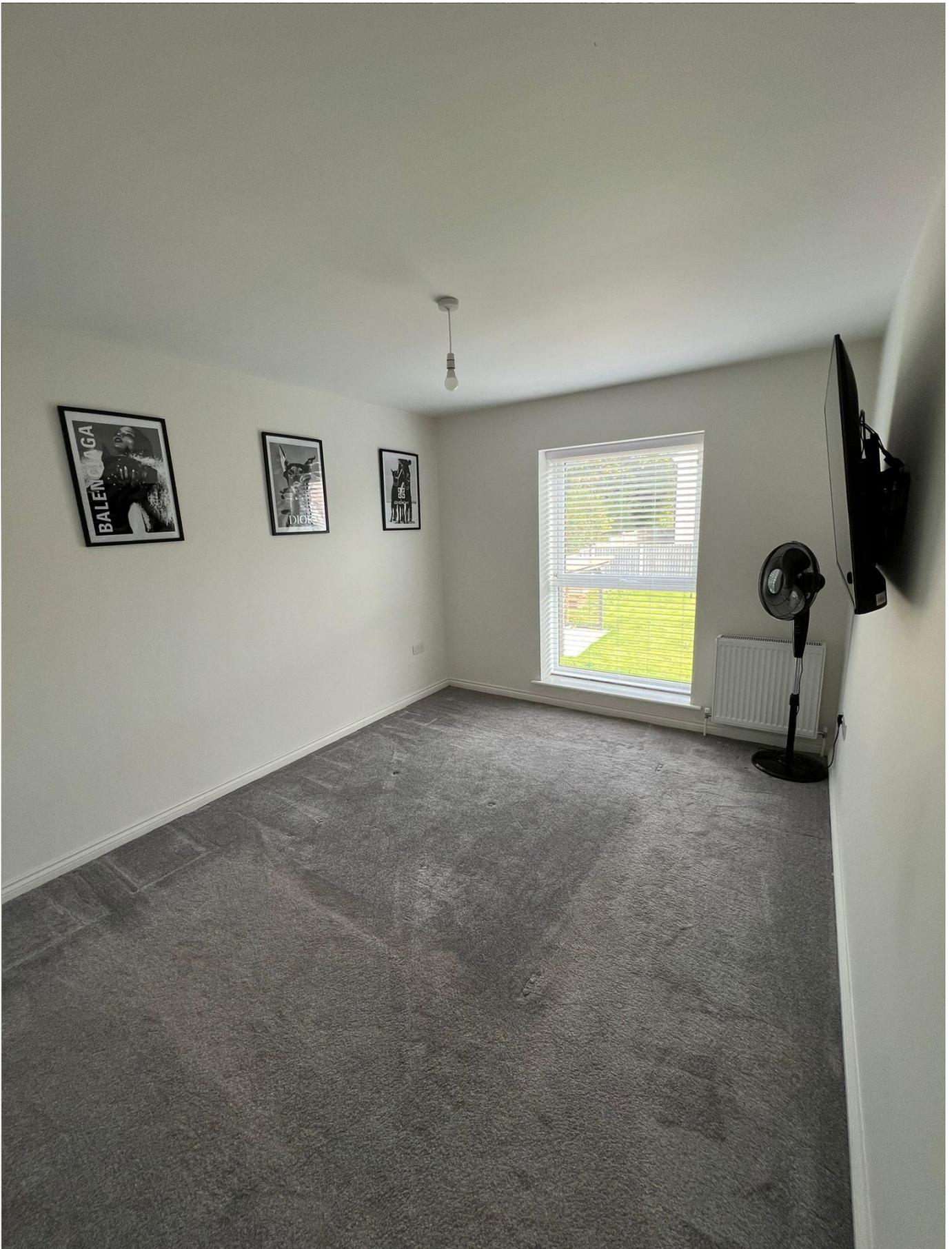
**Cloakroom**



Landing



**Bedroom 1**  
*Image 1*



**Bedroom 1**  
*Image 2*



**Bedroom 2**  
*Image 1*



**Bedroom 2**  
*Image 2*



**Bedroom 3**  
*Image 1*



**Bedroom 3**  
*Image 2*



**Garden**  
*Image 1*



**Garden**  
*Image 2*