



Keating Close, Lawford
£160,000

Keating Close

Chamberlain Phillips delightfully introduces a charming abode nestled in the heart of Lawford Dale, perfect for first-time buyers or discerning investors seeking a gem in a prime location.

In need of modernisation throughout, this one-bedroom quarter house boasts an efficient layout that maximises every inch of its cosy quarters. The ground floor unfolds into a seamless open-plan kitchen and living space, creating a welcoming environment for both relaxation and entertainment. The French doors in the living area allow natural light to cascade in.

Upstairs, the bedroom offers a restful retreat, while the bathroom on the ground floor caters to your comfort. Step outside and you'll find the convenience of off-road parking with an allocated space.

Just a leisurely stroll away from Manningtree's bustling town centre and the mainline train station, this property is an excellent opportunity to own a slice of serenity with easy access to urban amenities.





- ONE BEDROOM HOME
- OPEN PLAN LIVING
- ALLOCATED PARKING SPACE
- IN NEED OF MODERNISATION

Agents notes:

Tenure - Freehold
Council Tax - Band A
Services - Mains
Electric/Water/Drainage
Heating - Electric radiators

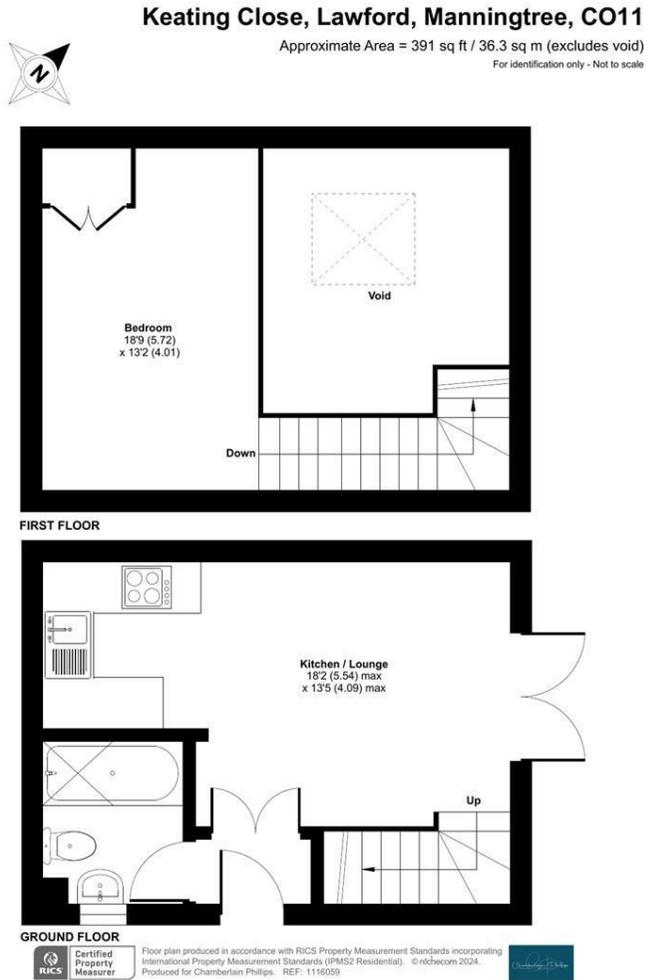
LOCATION

Lawford is situated on the fringe of the Dedham Vale and just 1 mile south of Manningtree which is set on the River Stour on the edge of Constable Country on the Essex/Suffolk Borders.

The town has a vibrant local community and provides useful local shops and services, there are also banks, a doctor's surgery, pharmacy, galleries, a theatre, restaurants and a delicatessen. Recognised as England's smallest town it is formed from several exceptional period buildings and provides good local shopping facilities positioned mid way between Ipswich the county town of Suffolk and Colchester which is reputed to be the oldest Roman town in England.

There is ready access to the A12 and the commuter can take advantage of train services to London's Liverpool Street Station from the towns mainline railway station which is an approximate 10 minute walk from the house.

Floor Plan



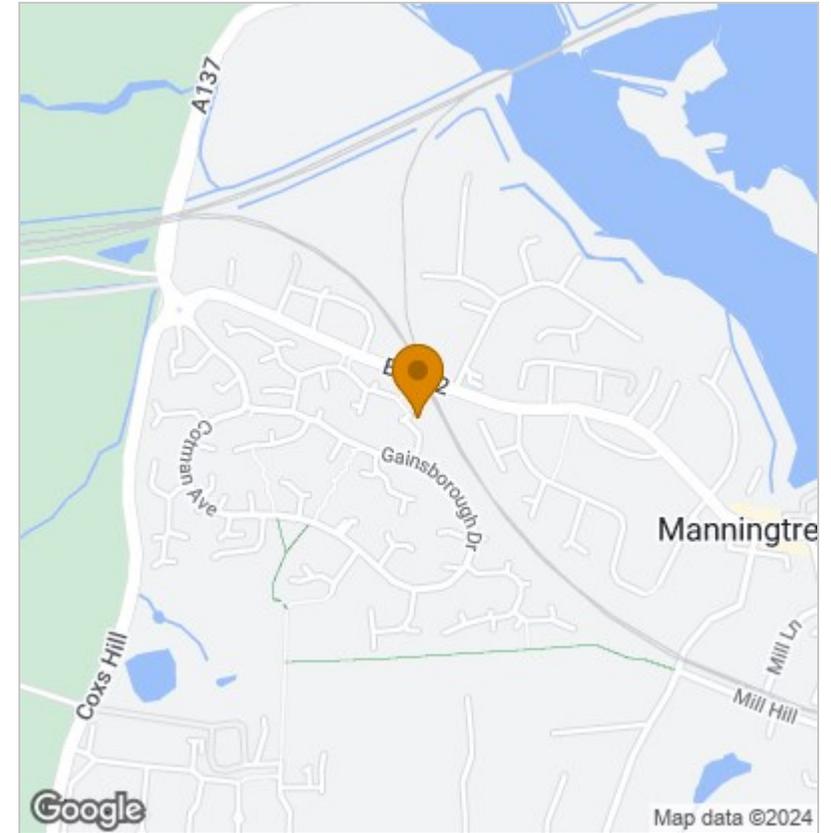
Viewing

Please contact our Manningtree Office on 01206 646479 if you wish to arrange a viewing appointment for this property or require further information.

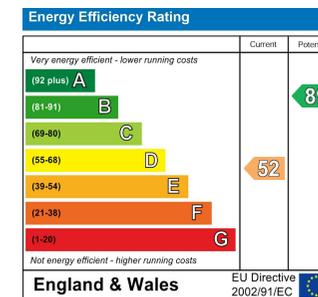
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Area Map



Energy Efficiency Graph



Council Tax Band - A

Tenure - Freehold