

RESIDENTIAL SALES
LETTINGS & PROPERTY
MANAGEMENT

COWLING
& PAYNE



Southend Road, Wickford
Guide Price £130,000

**** GUIDE PRICE £130,000 - £150,000 **** Cowling & Payne bring to the market, this ONE bedroom, CHAIN FREE, apartment ideal for those seeking their first home or a sound investment opportunity.

The property boasts a reception room, double bedroom, & modern 3 piece bathroom with shower over bath.

Externally the property benefits from communal parking and gated communal garden areas.

One of the standout features of this apartment is its chain-free status, allowing for a smooth and hassle-free purchase process.

The location is particularly advantageous, with Wickford High Street just a stone's throw away, providing easy access to a variety of shops, cafes, and local amenities. Additionally, Wickford railway station is within close proximity, making commuting to London and surrounding areas both convenient and efficient. You can also locate a parade of shops such as a convenient Tesco Express within walking distance.

This apartment is not only a comfortable living space but also a promising investment opportunity, given its desirable location and amenities. Whether you are looking to make your first step onto the property ladder or seeking a rental investment, this apartment is certainly worth considering.

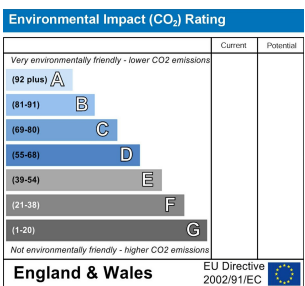
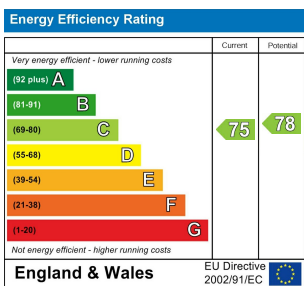


- ENTRANCE HALL
- BEDROOM
- LOUNGE
- KITCHEN
- BATHROOM
- COMMUNAL GARDEN
- COMMUNAL PARKING

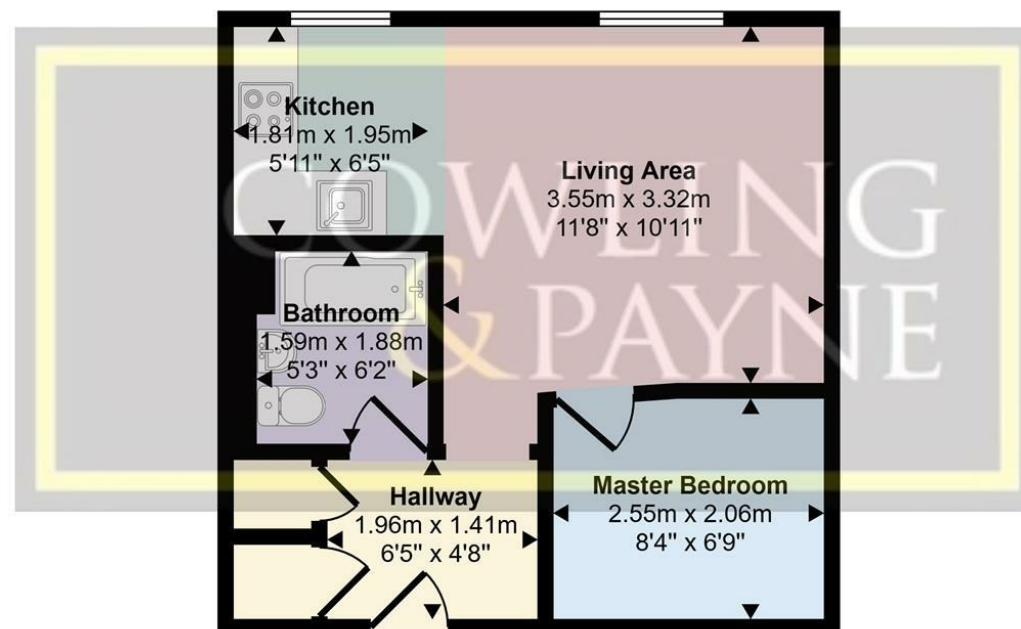
based on details supplied by the Seller. Your Conveyancer is legally responsible for ensuring any purchase agreement fully protects your position. Please inform us if you become aware of any information being inaccurate.

Money Laundering Regulations
Once your offer has been accepted and you proceed with the purchase, a non-refundable administration fee of £50 (including VAT) per person will be required to complete our Anti-Money Laundering identity verification process. Once completed, along with other necessary documentation requested the property will be advertised as STC.

Disclaimer
Whilst we make enquiries with the Seller to ensure the information provided is accurate, Cowling & Payne makes no representations of any kind with respect to the statements contained in the particulars which should not be relied upon as representations of fact. All representations contained in the particulars are



Approx Gross Internal Area
31 sq m / 329 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.

