

**To arrange a viewing contact us
today on 01268 777400**



Beedell Avenue, Westcliff-On-Sea Guide price £350,000

Aspire Estate Agents are delighted to present this fully refurbished three-bedroom mid-terrace family home, brimming with character and charm. The property offers spacious living, featuring an open-plan kitchen/diner perfect for entertaining. Additional benefits include on-street parking. Ideally located close to Westcliff Main Line Station, a variety of local amenities, and within a desirable school catchment area. Call now to arrange a viewing. Guide price: £350,000 - £375,000

Entrance Hallway:

Lounge: 16.07' x 15.52' (4.90m x 4.73m)

Dining Room: 13.29' x 10.70' (4.05m x 3.26m)

Kitchen: 22.91' x 6.10' (6.98m x 1.86m)

First Floor Landing:

Bedroom One: 15.99' x 8.82' (4.87m x 2.69m)

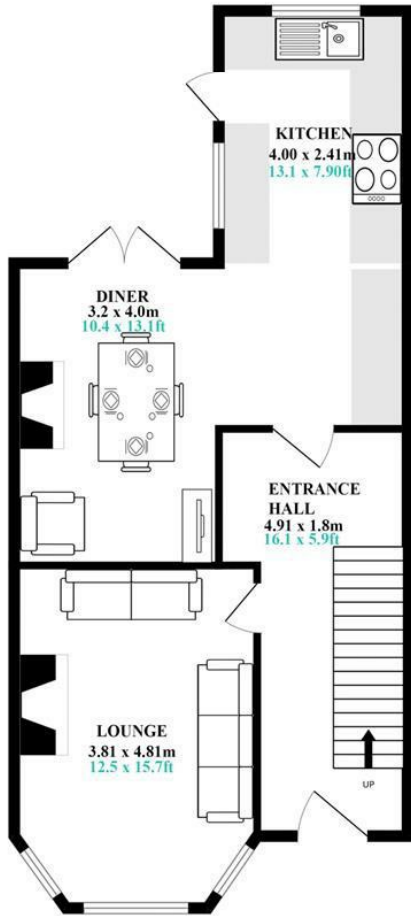
Bedroom Two: 13.34' x 10.56' (4.07m x 3.22m)

Bedroom Three: 8.04' x 6.98' (2.45m x 2.13m)

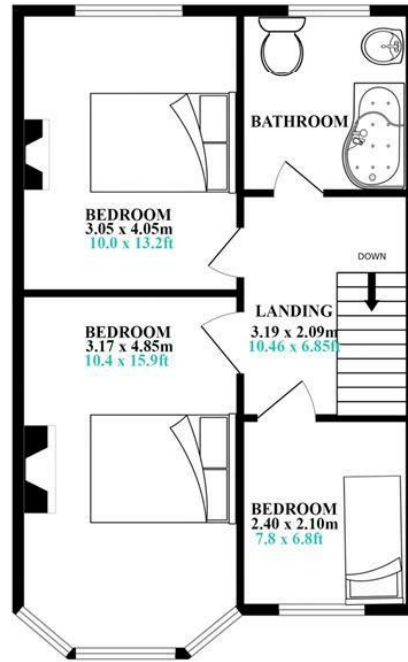
Bathroom 5.85' x 5.66' (1.78m x 1.73m)

Garden/ Parking Out Side

GROUND FLOOR



1ST FLOOR



ASPIRE
ESTATE AGENTS
BEEDELL AVENUE
WESTCLIFF-ON-SEA
🏠 x3 🚿 x1

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO ₂) Rating			
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



Under the Property Misdescriptions Act 1991 we make every effort to ensure our sales details are accurate but they are a general outline and do not constitute any part of an offer or contract. Any services, equipment and fittings have not been tested and no warranty can be given as to their condition. We strongly recommend that all the information provided be verified by your advisors and in particular, measurements required for a specific purpose such as fitted furniture or carpets. Please tell us if you have any problems and members of our branches will help either over the phone or in person. A copy of our complaints procedure is available on request. The details are issued on the strict understanding that any negotiations in respect of the property named herein are conducted through Aspire Estate Agents.