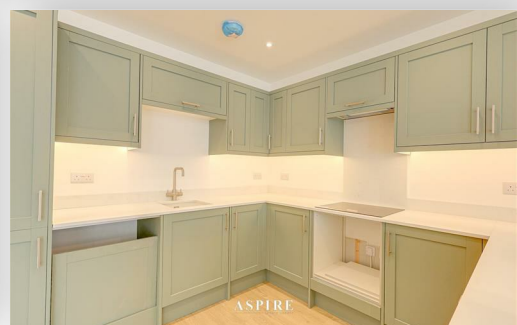


**To arrange a viewing contact us
today on 01268 777400**



London Road, Leigh-On-Sea Guide price £425,000

Aspire Estate Agents New Homes are delighted to present this superb ground floor apartment, offering the perfect blend of character and modern style. Beautifully finished throughout, this home features a generous open-plan living area with a striking fireplace and contemporary media wall, creating a true focal point.

The high-specification fitted kitchen is designed with granite work surfaces, breakfast bar seating, and quality integrated appliances – making it ideal for both everyday living and entertaining.

From the inner hallway, you'll find a modern shower room and two well-proportioned bedrooms. The principal bedroom enjoys the convenience of a private W.C., while the second bedroom opens via French doors to its own private patio area – perfect for summer evenings.

Externally, the property benefits from an allocated parking space, adding further appeal to both homeowners and investors.

Perfectly positioned on London Road, River Court places you within easy walking distance of Leigh-on-Sea's vibrant Broadway, where boutique shops, coffee houses, and restaurants await. The charming seafront and Old Leigh are close by, while commuters will appreciate the proximity of Leigh-on-Sea train station (direct to London Fenchurch Street) and excellent road links via the A13 and A127.

Tenure: Share of Freehold
Council Tax Band: TBC

For further information or to arrange a viewing, please contact:
Kash Martin – Associate Director, Aspire Estate Agents

Overview

Aspire Estate Agents New Homes are delighted to present this stunning collection of apartments at River Court, Leigh-on-Sea. Designed with modern living in mind, these properties combine high-quality finishes, thoughtful layouts, and excellent local amenities – making them ideal for both homeowners and investors.

Ground Floor Apartments

Spacious, open-plan layouts designed for contemporary lifestyles

Shaker-style kitchens with premium integrated appliances

Granite work surfaces and central islands – perfect for entertaining

Light-filled living areas with direct access to private courtyards (select units)

First & Second Floor Apartments

Generously proportioned bedrooms with plush carpets and built-in storage

Stylish bathrooms with rainfall showers, gold fixtures, and elegant vanity units

Duplex options available for added space and flexibility

Many apartments benefit from private balconies with outdoor seating space

Exterior & Development

Striking modern design with landscaped communal areas

Allocated off-street parking for every apartment

Private courtyards and balconies offering exclusive outdoor space

Location

Ideally situated on London Road, River Court places residents at the heart of Leigh-on-Sea:

Leigh Broadway – a short walk away, offering boutique shops, cafés, and restaurants

Seafront & Old Leigh – nearby, with its coastal charm and historic character

Leigh-on-Sea Station (0.7 miles) – direct services to London Fenchurch Street

Excellent road links via the A13 and A127

Accommodation & Measurements

Open-Plan Living Area – 26'6" x 18'0" max (8.08m x 5.49m max)

A spacious living/dining/kitchen area with feature media wall and fireplace, perfect for everyday living and entertaining.

Kitchen – included within open-plan measurements

Shaker-style design with granite worktops, integrated appliances, and a breakfast island.

Bedroom One – 12'4" x 11'0" (3.76m x 3.35m)

Well-proportioned principal bedroom with the convenience of a private W.C.

Bedroom Two – 10'10" x 10'4" (3.30m x 3.15m)

A versatile second bedroom with French doors opening onto a private patio.

Shower Room

High-specification fittings, rainfall shower, vanity unit, and modern finishes.

Key Information

Tenure: Share of Freehold

Council Tax Band: TBC

Parking: Allocated off-street parking space

Added on Rightmove: 29 August 2025

Transport Links

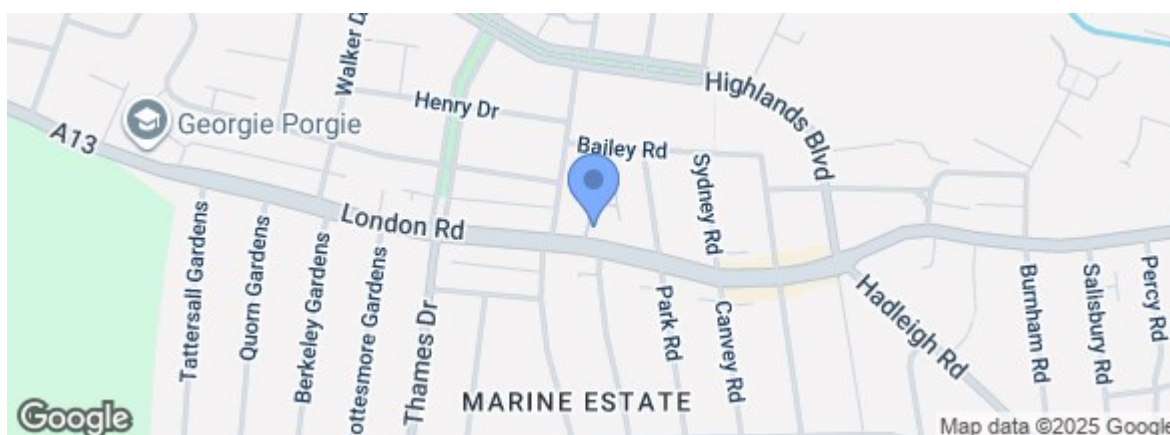
Leigh-on-Sea – 0.7 miles

Chalkwell – 1.9 miles

Westcliff – 2.8 miles



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		Current	Potential
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.