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today on 01268 777400***



Westcliff Avenue, Westcliff-On-Sea Guide price £475,000

Aspire Estate Agents are delighted to present this stunning two-bedroom apartment in the iconic Beecroft Apartments, a former art gallery and historic hotel blending period character with contemporary luxury.

Situated on the second floor, this property enjoys uninterrupted south-facing estuary views, best appreciated from the private balcony accessed via elegant French doors.

The bright open-plan kitchen/living/dining area features underfloor heating, high ceilings, and premium finishes. The contemporary kitchen includes marble-effect quartz worktops, a butler sink, and integrated Neff appliances for a sleek, modern aesthetic.

Both bedrooms are generous in size and filled with natural light. The main bedroom benefits from a charming bay window and stylish en-suite shower room, while the second bedroom offers a large storage cupboard and shared access to the luxury family bathroom, complete with heated towel rail.

Additional practical touches include a utility cupboard, secure video entry, and allocated parking.

Accommodation

Entrance & Communal Areas

Accessed via secure double-entry communal doors, the welcoming entrance features chequered tiled flooring, elegant panelled walls, and individual post boxes for each apartment. A lift and communal staircase provide easy access to all floors, combining practicality with a touch of period character.

Hallway

The private hallway benefits from underfloor heating, skirting, wall panelling, coved cornice detailing, and integrated spotlighting. A video entry system ensures security, and the space provides a smooth transition into the living areas.

Landing

Carpeted and with underfloor heating, the landing provides access to the bedrooms and bathrooms. A large utility cupboard offers space and plumbing for a washing machine and tumble dryer, complete with an extractor fan for convenience.

Bedroom One – 5.18m x 4.17m (17'0" x 13'8")

The master bedroom is generously proportioned and features underfloor heating, a bay sash window framing estuary views, coved cornice, and a decorative ceiling rose. Access to the en-suite shower room completes the luxurious suite.

En-Suite Shower Room – 2.64m x 1.12m (8'8" x 3'8")

Finished with marble-effect tiled walls and floors, this contemporary en-suite includes a walk-in rainfall shower, WC, and vanity wash basin with storage. A heated towel rail and extractor fan add both comfort and practicality.

Bedroom Two – 4.42m x 2.92m (14'6" x 9'7")

A spacious second bedroom with underfloor heating and a large storage cupboard housing the Ideal combi boiler and underfloor heating system. Natural light flows through the double-glazed sash window, creating a bright, airy space.

Family Bathroom – 2.39m x 1.83m (7'10" x 6'0")

Stylishly finished with Victorian chequered flooring and

part-tiled walls, the family bathroom features a WC, vanity wash basin with storage, and a heated towel rail. The contemporary design complements the overall period character of the apartment.

Open-Plan Kitchen / Lounge / Diner Kitchen – 4.29m x 2.79m (14'1" x 9'2")

The contemporary kitchen is fitted with bespoke walnut-effect units and marble-effect quartz worktops, including matching splashbacks. Integrated Neff appliances include a double oven, five-ring induction hob with extractor, dishwasher, and fridge/freezer. A butler sink with mixer tap completes the sleek design, while engineered walnut flooring with underfloor heating runs throughout.

Lounge / Diner – 4.45m x 3.53m (14'7" x 11'7")

A bright and spacious living area with engineered walnut flooring, underfloor heating, wall panelling, spotlighting, and decorative ceiling rose. French doors open onto the private balcony, making the most of the south-facing estuary views.

Balcony – 6.71m x 1.70m (22'0" x 5'7")

A south-facing balcony with composite decking and metal railings provides a perfect spot to enjoy panoramic views of the estuary and the surrounding area, ideal for relaxing or entertaining.

Parking & Frontage

The property benefits from allocated off-street parking, a block-paved frontage, raised flower beds, and side gate access, combining practicality with visual appeal.

Lease Information

Share of Freehold

Lease: 999 years remaining

Service Charge: £2,277.21 per annum

Ground Rent: Peppercorn

Please note: Lease information provided by the vendor and not verified by solicitors.



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			



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