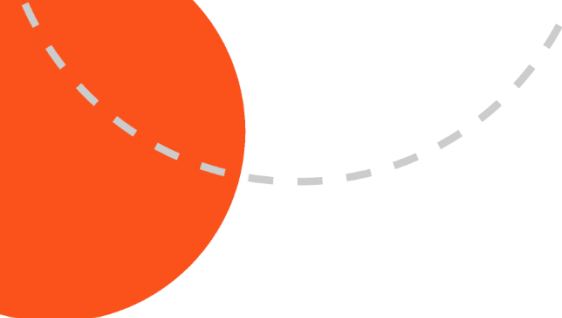




Forest Glade Court, 32-36 London Road, Benfleet, Essex, SS7 5TL
2 bed ground floor flat / Offers In Excess Of £190,000 / t. 01702 555888







Offered with no onward chain is this spacious **two bedroom** ground floor flat which although needs some general refurbishment, provides a blank canvas for anyone looking to put their stamp on their new home. Having large lounge/diner, kitchen, generous size bedrooms and three piece bathroom suite together with allocated parking space, further visitor spaces and own private entrance door. Also benefiting from upvc double glazing throughout.

Situated in a convenient location within easy access of major trunk roads, bus routes and Benfleet mainline station with direct links into London Fenchurch Street whilst also having excellent local schools nearby, the property being within the Appleton school catchment. Local amenities, shops and supermarkets are also within walking distance, call now to book your viewing.

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**A space to
call home.**

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Highlights

- / Spacious Two Bedroom Ground Floor Flat**
- / No Onward Chain**
- / Needing General Modernisation**
- / Large Lounge/Diner**
- / Good Size Bedrooms**
- / Own Private Entrance Door**
- / Allocated Parking Space**
- / Upvc Double Glazing Throughout**
- / Excellent Potential**
- / Large Communal Garden**
- / Appleton School Catchment**
- / Close To Transport Links**
- / Walking Distance To Local Shops & Supermarkets**
- / Popular Development**
- / Viewings Advised**

Own private entrance door opening to:

Entrance Hall \ Electric radiator, power points, cupboard with shelving, further cupboard housing immersion tank, doors to accommodation off.

Lounge/Diner 18'4 x 11' \ Upvc double glazed window to rear, electric radiator, power points, T.V point.

Kitchen 7'3 x 6'4 \ Stainless steel sink and drainer unit inset into range of roll edge worktops with cupboards and drawers beneath and matching eye level units, space and plumbing for washing machine, space for cooker, space for tall fridge/freezer, upvc double glazed window to side, power points.

Bedroom One 10'10 x 10' \ Upvc double glazed window to rear, electric radiator, power points.

Bedroom Two 9'8 x 6'11 \ Upvc double glazed window to side, power points.

Bathroom \ Three piece suite comprising panelled bath with shower over, pedestal wash basin, low flush w.c, mostly tiled walls, extractor.

Outside & Parking \ The development benefits from large communal garden mainly laid to established lawn and own allocated parking space along with further visitor spaces.

Lease Info \ 125 years from 25 March 1994 therefore approx. 94 years remaining.





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Should you arrange a Mortgage through our recommended mortgage advisor, again of which there is no obligation we will receive a commission fee. The amount of commission will depend on the size of the loan and any associated products that you decide to take.

The Consumer Protection from Unfair Trading Regulations 2008 (CPRs).

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.



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