



FOR SALE

Undercliff Gardens, Leigh-On-Sea SS9 1EA

Offers In The Region Of £490,000 Leasehold Council Tax Band - E

- Ground Floor Two Bedroom Apartment
- Fitted Kitchen
- Stunning Sea Views
- Well Maintained Communal Gardens
- Desirable Location
- Ample Storage Throughout
- Garage
- Allocated Parking & Visitors Parking
- Stones Throw Away From Chalkwell Beach
- Walking Distance To Chalkwell Station

Selling & letting all types of property in Chalkwell,
Westcliff, Leigh, Southend and the surrounding areas.

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Description

Located on Undercliff Gardens, beautifully situated elevated ground floor two bedroom apartment consisting of a spacious lounge/dining area, separate fitted kitchen, two double bedrooms, ample storage throughout, en-suite and bathroom. With a stunning south facing balcony you can enjoy some breathtaking views over Chalkwell beach, well maintained communal gardens, your own garage, allocated parking and parking available for your visitors!

With this apartment being conveniently located you are a short 5 minute walk from Chalkwell Station where you have direct access into London Fenchurch Street, a stone throw away from Chalkwell beach and within close proximity to Leigh On Sea Broadway where you can enjoy a range of independent shops and cafes.

Entrance

Double glazed obscure window panelled door, carpet flooring, electric storage heater, phone entry system, storage cupboards, wall mounted lighting.

Lounge/Dining Area

Carpet flooring, electric storage heater, double glazed windows to side aspect, double glazed sliding door to front aspect, feature fireplace, wall mounted lighting, ceiling mounted lighting.

Kitchen

Wood effect flooring, double glazed window to side aspect, base & wall units, rolltop work surface incorporating sink & drainer, 4 point electric hob with extractor over, integrated oven, space for fridge/freezer, space and plumbing for washing machine, ceiling mounted lighting.

Bedroom 1

Carpet flooring, electric storage heater, double glazed window to side aspect, fitted wardrobes, pendant lighting.

En-Suite

Laminate flooring, double glazed obscure window to side aspect, shower cubicle, W/C, panelled bath, hand basin, tiled walls, ceiling mounted lighting.

Bedroom 2

Carpet flooring, electric storage heater, double glazed window to side aspect, fitted storage over bed, pendant lighting.

W/C

Carpet flooring, tiled walls, shower cubicle, W/C, hand basin, ceiling mounted lighting.

Balcony

Concrete tiled flooring, gated access, power point.

Garage

Electric roller door, concrete flooring, power & lighting.

Tenure:

Over 900 years remaining on the lease

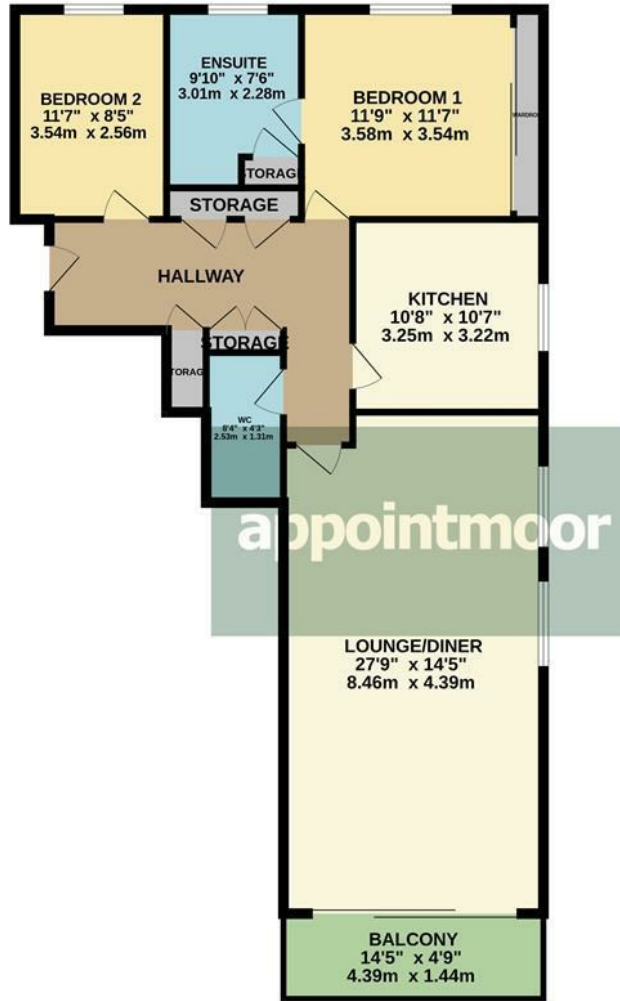
Approx £3694.00 Per annum service charges

No ground rent charge

No pets allowed in block



GROUND FLOOR
1024 sq.ft. (95.2 sq.m.) approx.



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TOTAL FLOOR AREA: 1024 sq.ft. (95.2 sq.m.) approx.

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.
Made with Metropix 6/2024



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		
		77
	46	
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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VIEWINGS: BY APPOINTMOOR ESTATES ONLY

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