



FOR SALE

Victoria Avenue, Southend-On-Sea SS2 6DQ

Offers Over £190,000 Leasehold Council Tax Band - B

441.32 sq ft

- 5th Floor Apartment With Views Over Southend City
- Private Balcony
- Double Bedroom
- Modern Throughout
- Open Plan Living With Lounge/Diner and Kitchen
- Long Lease With Approx 119 Years Remaining
- No Onward Chain
- Close To The Town Centre, And Mainline Victoria Station
- Parking For Residents
- Three Piece Modern Bathroom Suite

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

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Description

IS A CENTRAL LOCATION IMPORTANT TO YOU?

Conveniently positioned in the heart of Southend City Centre is this modern block of apartments and this particular apartment is 'show home' ready and offers open plan living from the kitchen through to the lounge and space for a dining table and chairs in-between.

Navigating your way around the apartment, you will find a welcoming hallway which leads to a three piece bathroom on the right hand side and double bedroom ahead which offers plenty of light from the large window. The kitchen/diner/lounge offers plenty of space for entertaining or simply relaxing and with private balcony leading on from the lounge, you may even enjoy an evening watching the stars.

With allocated parking and a central location, this property really does need to be viewed; it would make a wonderful home as well as a great opportunity for first time buyers.

An additional bonus... there is no onward chain!

Measurments

Kitchen/Diner/Lounge - 19'8 x 12'6 (5.99m x 3.81m)

Bedroom - 12'2 x 9'6 (3.71m x 2.90m)

Bathroom

Interior

A modern finish throughout offering space to just move your furniture straight in, and upon entering the apartment you will find the bathroom on the right which comprises a three piece suite, moving forward, the bedroom has a large double glazed window providing plenty of light and there is space for a large bed, wardrobes and any other furniture you may need. The kitchen is fully fitted with ample storage space and integrated appliances. The storage cupboard is also a very welcome extra. Moving through, the dining area and lounge, there is a double glazed door leading out to the balcony with space for a table and chairs, which looks out across the City and greenery.

Exterior

There is communal parking for the apartment block residents and secure intercom system providing access to the building to increase security to your home. There are stairs and lift access to the apartment.

Location

Located on Victoria Avenue with only a short walk to Southend City shops, bars and restaurants, you will always feel like there is something to get out and do. Victoria Station is at the end of the road approximately only a couple of minutes away and if you head through the City centre, you will come to Southend seafront, Adventure Island theme park, amusements and more! Priory park is situated close by, which is ideal for families and dog walkers to enjoy the outdoors on a sunny day.

School Catchment

Barons Court Primary School

Milton Hall Primary School and Nursery

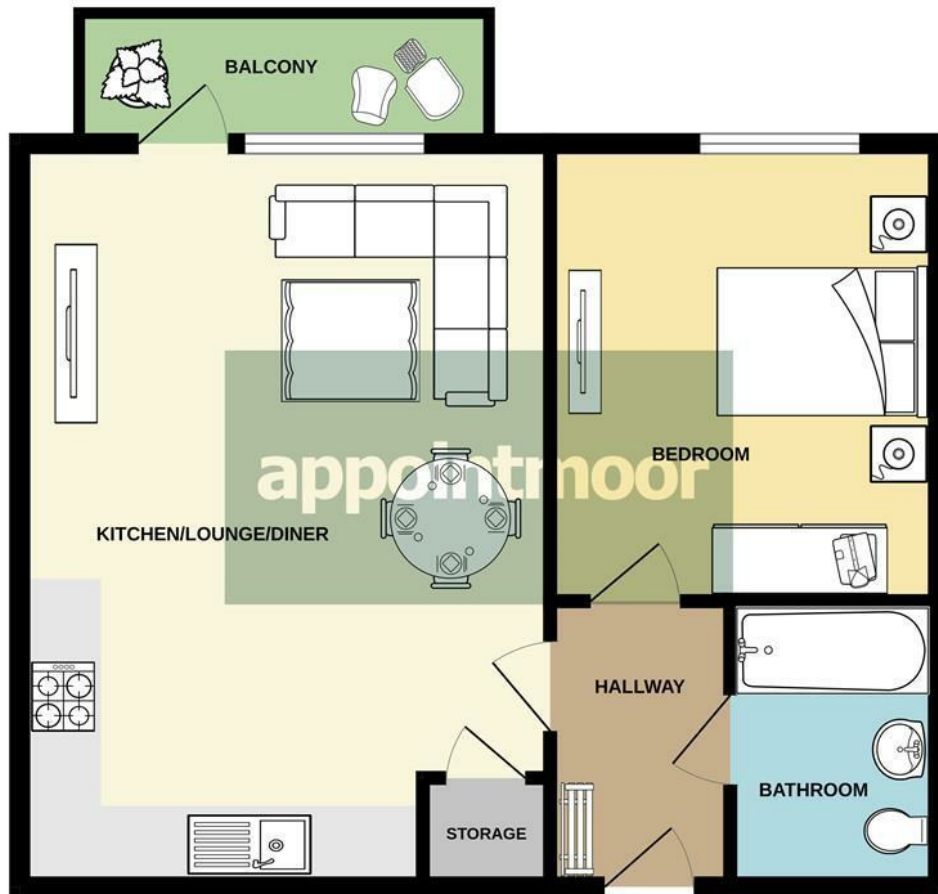
Chase High School

Tenure

Advised by the vendor

119 years remaining on the lease.





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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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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