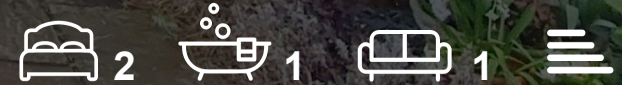




Leigh Road
Essex, SS9 1LF

Asking Price £350,000



Leigh Road, Leigh on Sea

Essex, SS9 1LF

Turner Sales and Lettings are excited to present this character 2 bedroom cottage situated within walking distance to Chalkwell station and all local amenities. The property offers Lounge, Kitchen and Bathroom to ground floor, with two bedrooms occupying the first floor. Along with a good size front garden and low maintenance rear courtyard garden, this property would make the ideal first home or investment opportunity. To arrange a viewing please call our office on 01702 710555

Front Garden

Mainly laid to lawn with flower bed to two sides. Low level fence to all borders, Concrete path leading to..

Entrance

Storm porch with UPVC double glazed door and opaque double glazed windows to sides, painted concrete floor, Single glazed wooden front door to property opening to..

Lounge

13'1" x 8'9" (4.00 x 2.69)

Double glazed window to front aspect, central ceiling rose, picture rails, Wall mounted radiator, feature fireplace with tiled hearth, wood effect laminate to floor, door leading to..





Kitchen

13'1" x 11'3" (4.00 x 3.43)

Matt white upper and lower units with complementary worktop, stainless steel sink and drainer, Integrated 'Hisense' oven, 4 ring gas hob with extractor hood above, space and plumbing for appliances such as fridge freezer and washing machine. UPVC double glazed window to rear, laminate to floor, Carpeted stairs leading to first floor accommodation. door leading to lobby area with access to the rear garden and bathroom

Bathroom

6'1" x 5'5" (1.86 x 1.66)

Newly fitted 3 piece suite comprising of panel bath with shower over, low level w/c and hand basin inset into vanity unit, Wall mounted heated towel rail, cupboard to one wall housing new 'Ideal' combination boiler. Tiled walls and floor. Opaque double glazed window to side

Bedroom One

13'1" x 9'9" (4.00 x 2.69)

Two UPVC double glazed windows to front, Ceiling rose, picture rails, wall mounted radiator, feature fireplace with tiled hearth, carpet to floor, storage cupboard to one end, which links to second bedroom

Bedroom Two

13'1" x 8'5" (4.00 x 2.57)

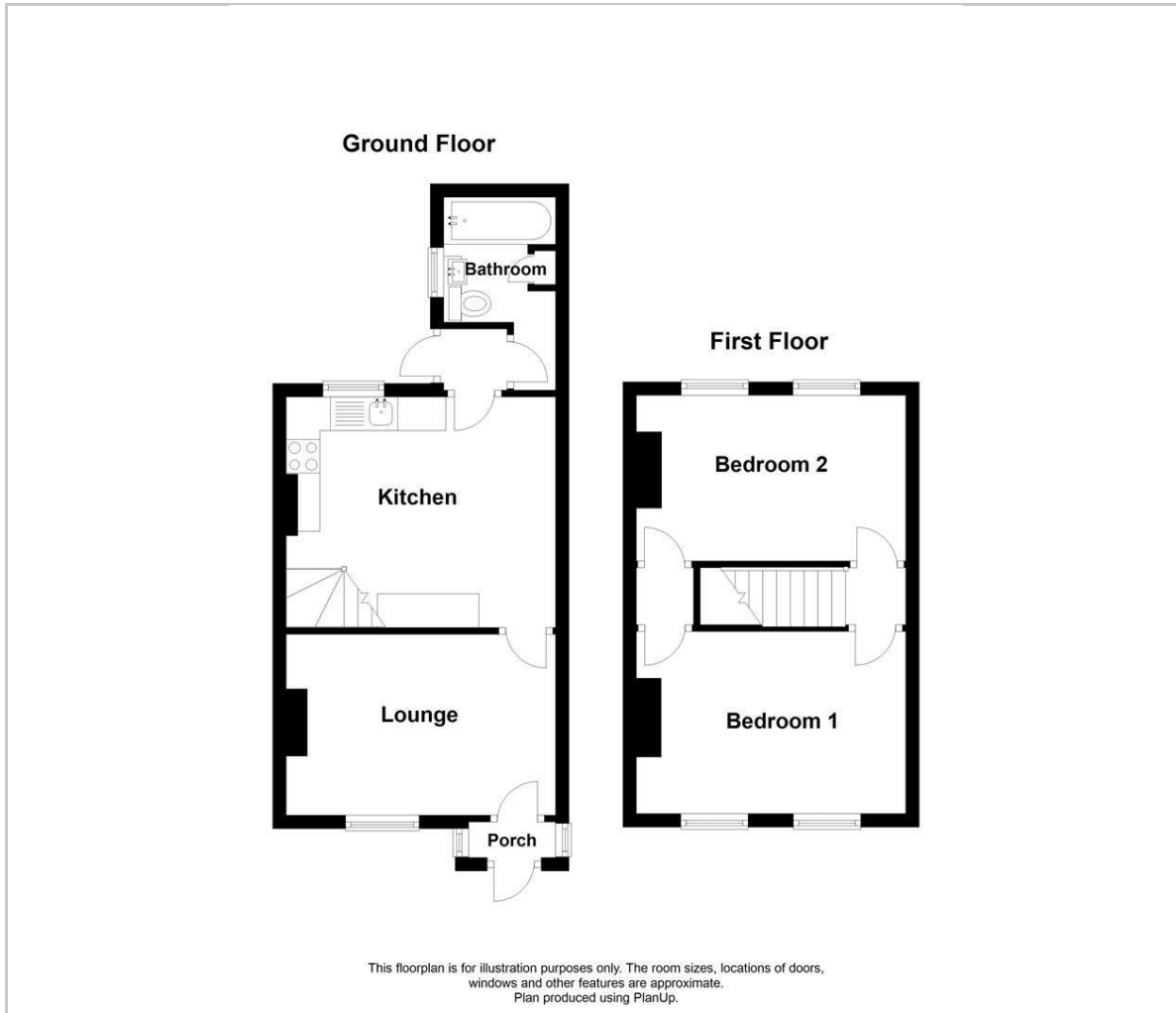
Double glazed windows to rear aspect, Picture rails, wall mounted radiator, access to storage cupboard shared with front bedroom, fireplace with tiled surround.

Rear Garden

South facing courtyard garden, commencing with concrete patio area with a second patio area to rear of garden, remainder laid with shingle, Fences to all borders and gate leading to rear access.



Floor Plan



Viewing

Please contact our Sales & Lettings Office on 01702710555 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



34 Broadway, Leigh-on-Sea, Essex, SS9 1AJ
Tel: 01702710555 Email: info@turnerestates.co.uk turnerestates.co.uk

Area Map



Energy Efficiency Graph

