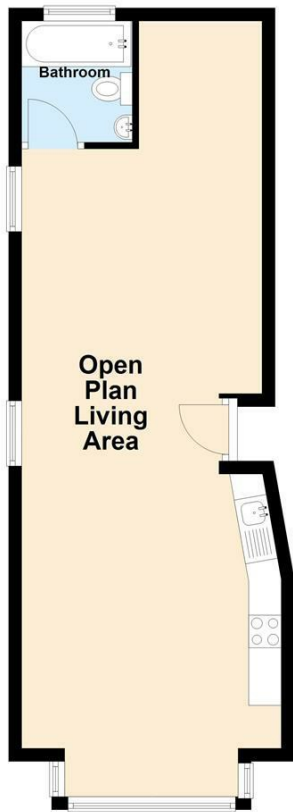


Flat A,Ground Floor



This floorplan is for illustration purposes only. The room sizes, locations of doors, windows and other features are approximate.
Plan produced using PlanUp.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	74 C	74 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Flat B, Ground Floor



This floorplan is for illustration purposes only. The room sizes, locations of doors, windows and other features are approximate.
Plan produced using PlanUp.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	75 C	75 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



- INVESTMENT OPPORTUNITY
 - SUBSTANTIAL THREE STOREY PROPERTY
 - OFF ROAD PARKING
 - WALKING DISTANCE OF WESTCLIFF STATION
- ENTIRE FREEHOLD PURCHASE
 - CURRENT RENTAL INCOME APPROXIMATELY £4250 PCM
 - THREE SELF CONTAINED FLATS AND ONE STUDIO APARTMENT
 - SHORT WALK TO HAMLET COURT ROAD AND THE SEAFRONT

Meteor Road, Westcliff-On-Sea, SS0 8DG

Asking Price £800,000

These particulars, whilst believed to be accurate are set out as a general outline only for guideline and do not constitute any part of an offer or contract. Intending purchasers should 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 representations or warranty in respect of the property.

***** INVESTMENT OPPORTUNITY ***** ENTIRE FREEHOLD PURCHASE OF THIS SUBSTANTIAL THREE STOREY PROPERTY COMPRISING OF THREE FLATS AND ONE STUDIO FLAT, CURRENTLY PRODUCING A RENTAL INCOME OF CIRCA £4250 PER CALENDAR MONTH. Located close to Westcliff Station, the Seafront and Hamlet Court Road with parking to the front.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	79 C	79 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	77 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

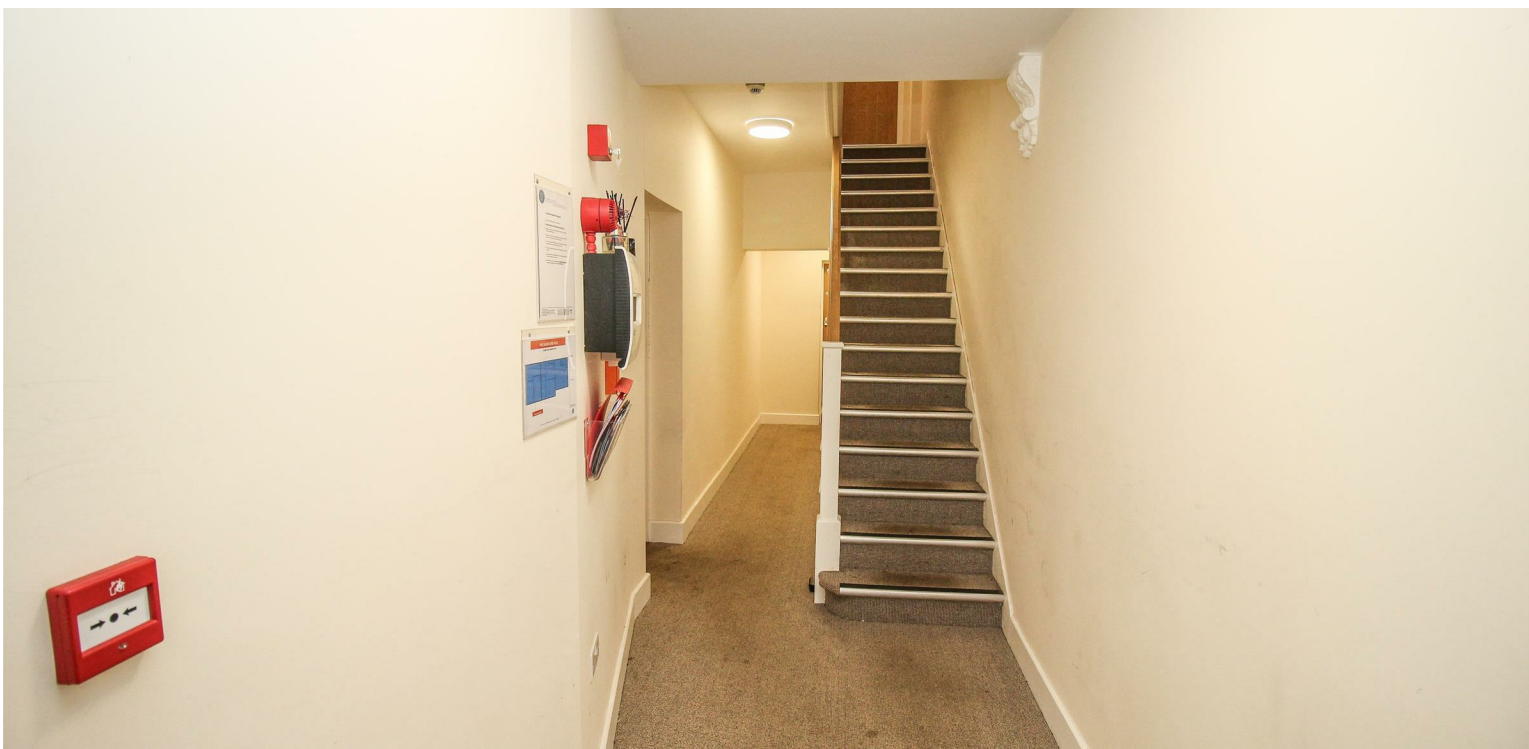


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FLAT 20A
GROUND FLOOR STUDIO APARTMENT
GAS CENTRAL HEATING
FITTED KITCHEN
WHITE BATHROOM SUITE
LARGE STORAGE AREA

FLAT 20B
TWO BEDROOM GROUND FLOOR FLAT WITH
PARKING SPACE AND PRIVATE GARDEN
GAS CENTRAL HEATING
FITTED KITCHEN
WHITE BATHROOM SUITE
OPEN PLAN KITCHEN/LIVING ROOM

FLAT 20C
LARGE THREE BEDROOM FIRST FLOOR FLAT WITH
PARKING SPACE
GAS CENTRAL HEATING
OPEN PLAN KITCHEN / LIVING AREA
WHITE BATHROOM SUITE
VERY SPACIOUS THROUGHOUT

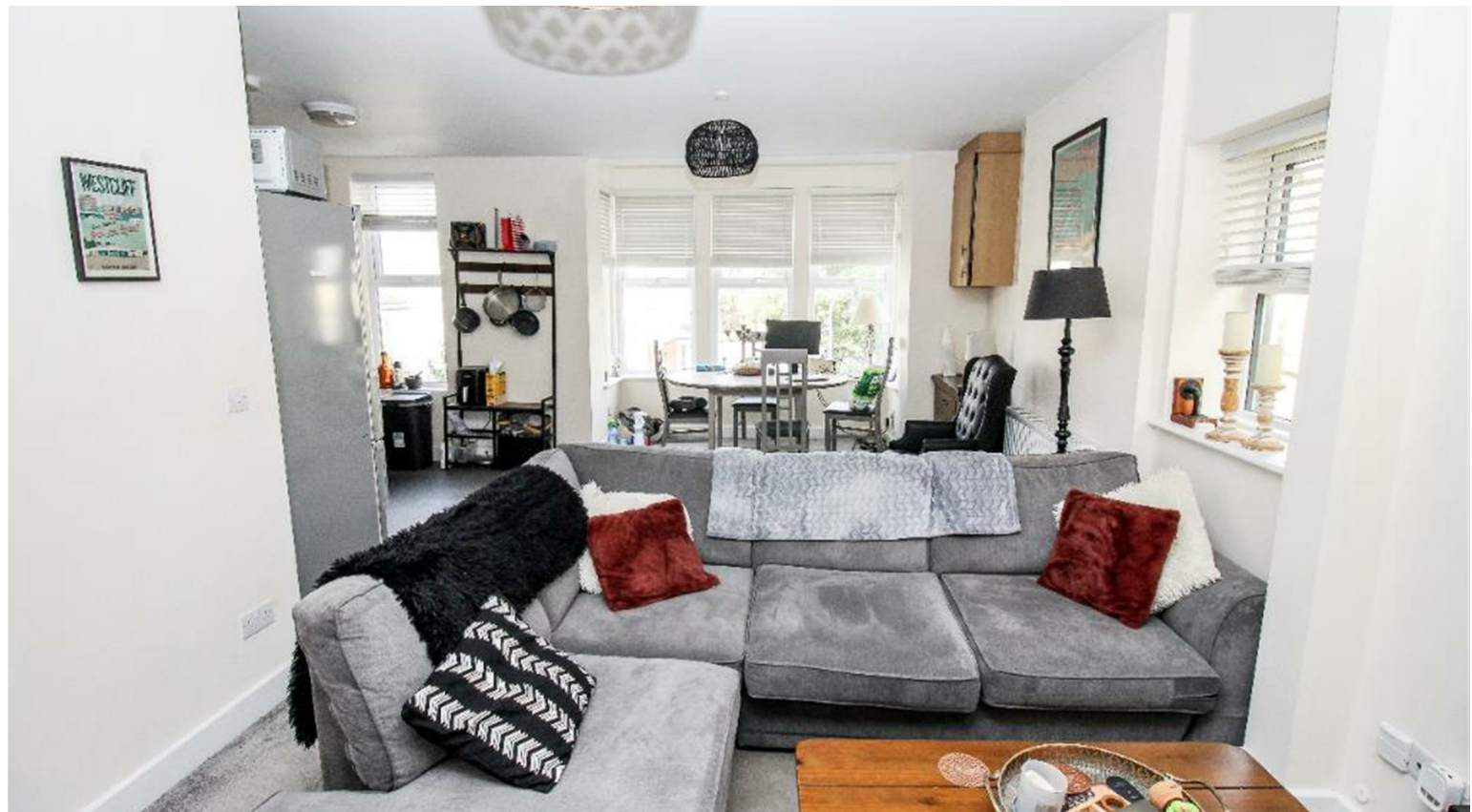
FLAT 20D
SPACIOUS ONE BEDROOM SECOND FLOOR FLAT
GAS CENTRAL HEATING
LARGE DOUBLE BEDROOM
LARGE BATHROOM
OPEN PLAN KITCHEN / LIVING AREA

COUNCIL TAX BANDS
FLAT 20A - BAND A
FLAT 20B - BAND B
FLAT 20C - BAND B
FLAT 20D - BAND A



WHAT - INVESTMENT OPPORTUNITY - ENTIRE FREEHOLD PURCHASE OF THREE SELF CONTAINED FLATS AND ONE SUDIO APARTMENT LOCATED CLOSE TO WESTCLIFF STATION, HAMELT COURT ROAD AND THE SEAFRONT.

WHY - CURRENTLY GENERATING A MONTHLY RENTAL INCOME OF CIRCA £4,250 THE PROPERTY REPRESENTS AN IDEAL INVESTMENT OPPORTUNITY



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Please contact our Sales & Letting Office
on 01702 710555 if you wish to arrange a viewing appointment for this
property or require further information.