

# bear

*Estate Agents*



## Beaumont Court

Southend-on-Sea

**£220,000** Price Guide



\*\* 220,000 - 240,000 \*\* Bear Estate Agents are excited to bring to the market this beautifully presented two double bedroom third floor flat positioned in the sought after Beaumont Court development in Southend City Centre. Benefitting from good sized accommodation and allocated off-street parking, whilst being positioned within walking distance of a wide range of amenities. The nearby Southend Victoria Train Station offers access into Central London via London Liverpool Street, whilst bus links are also easily accessible from the property. Southend High Street is a short stroll and presents a host of restaurants, shops and bars, whilst Southend Seafront is also easily accessible.

- Two double bedroom apartment
- Third floor
- Allocated off-street parking
- Long lease term
- Sought after development
- Lift access
- Residents gym and roof garden
- Stunning interiors throughout
- Central location close to amenities
- Walking distance of travel links into London



# Beaumont Court



## (Paragraph)

The development is accessed via a secure entry phone system and concierge service with full lift access. Internally the home has been presented in stunning condition throughout. Accessed via a sizeable and welcoming entrance hallway, the main living space comes in the form of an open plan lounge/kitchen/diner which opens onto a delightful balcony. Both bedrooms are of a good size, with the accommodation being concluded with a stylish three-piece bathroom. The property comes to the market with a long lease and one allocated off-street parking space. An internal viewing comes highly recommended.

## Hall

9'0 x 7'2

## Kitchen

12'8 x 6'6

## Lounge/Diner

15'6 x 12'8

## Bedroom One

16' x 10' 5

## Bedroom Two

14'4 (max) x 10'

## Bathroom

8'9 x 6'7

## Balcony

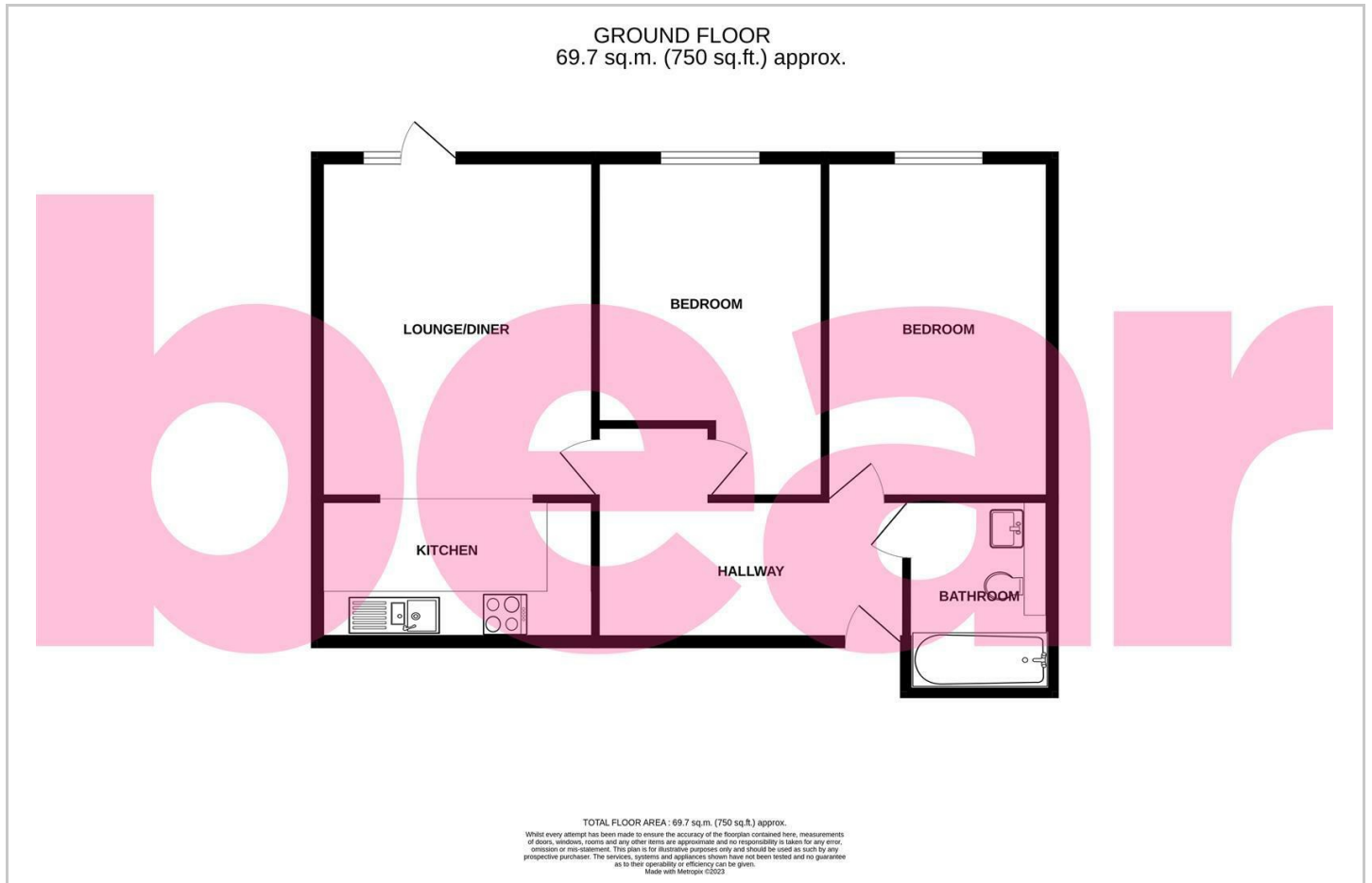




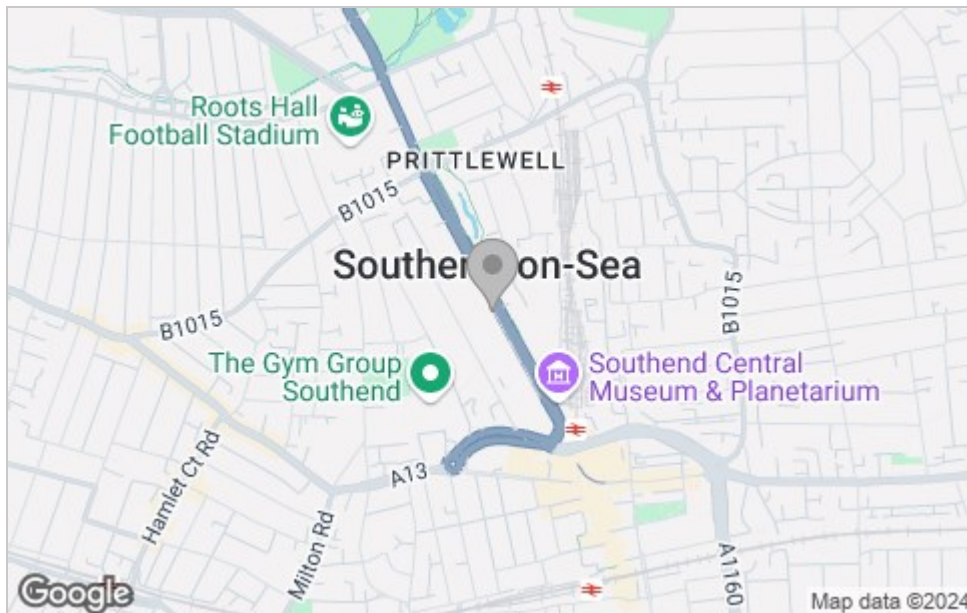
# Southend-on-Sea



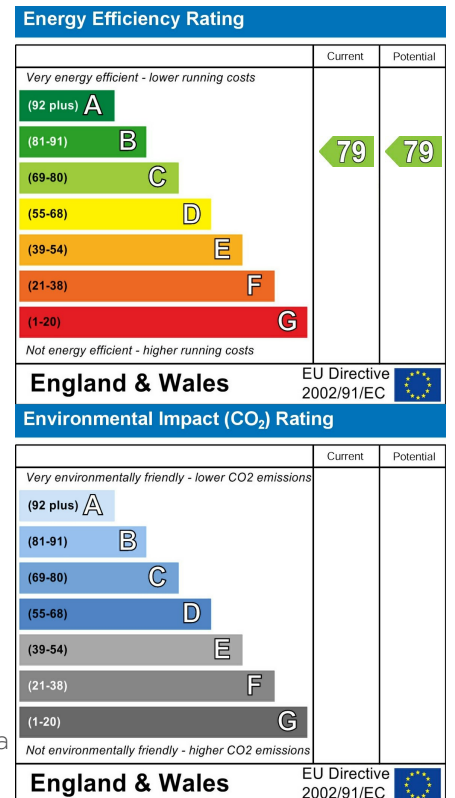
# Floor Plan



# Area Map



# Energy Efficiency Graph



# Viewing

Please contact our Southend-on-Sea Office on 01702 811211 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.

204 Woodgrange Drive, Southend-on-Sea, Essex, SS1 2SJ

Office: 01702 811211 [info@bearestateagents.co.uk](mailto:info@bearestateagents.co.uk) <https://www.bearestateagents.co.uk>