



This beautifully presented one bedroom second floor apartment is located in a premium modern development and features high-end finishes throughout, secure underground parking, and easy access to local amenities and transport links. Ideal for first-time buyers, commuters, or investors alike.

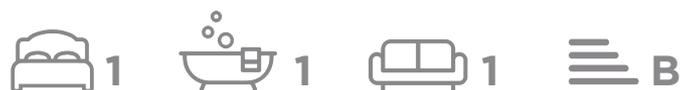
- Immaculate Second Floor Apartment
- High-Quality Kitchen
- Luxury Bathroom Suite
- Secure block with entry phone system and lift to all floors
- High Performance Glazing
- Stylish Open-Plan Living
- Double Bedroom with Built-in Storage
- Secure Underground Parking
- Gas Central Heating
- 118 Year Lease

## Sutton Road

Southend-on-Sea

**£230,000**

Offers Over



# Sutton Road



This immaculate apartment welcomes you with a stylish entrance hallway leading into a spacious open-plan lounge/kitchen diner. The living area enjoys a Juliet balcony and fitted blackout blinds, while the sleek kitchen is fully equipped with integrated appliances, including a fridge freezer, washer/dryer, oven, and ceramic hob. The luxurious bathroom is truly a standout feature with a touch-controlled rainfall shower, mood lighting and premium finishes throughout. The generously sized double bedroom benefits from built-in mirrored wardrobes, additional storage, and large windows drawing in natural light. The apartment also includes gas central heating, wood-effect flooring, and a secure underground parking space, all within a secure block with lift access to all floors.

Ideally positioned for convenience, this development offers easy access to local shops, parks, and nearby train stations for direct routes into London. Residents will benefit from being within walking distance to vibrant town amenities, making this location as practical as it is desirable.

## **One Bedroom Second Floor Flat**

### **Entrance Hall**

### **Kitchen/Living Room**

23'1 x 11'5

### **Bedroom**

13'2 x 11'2

### **Bathroom**

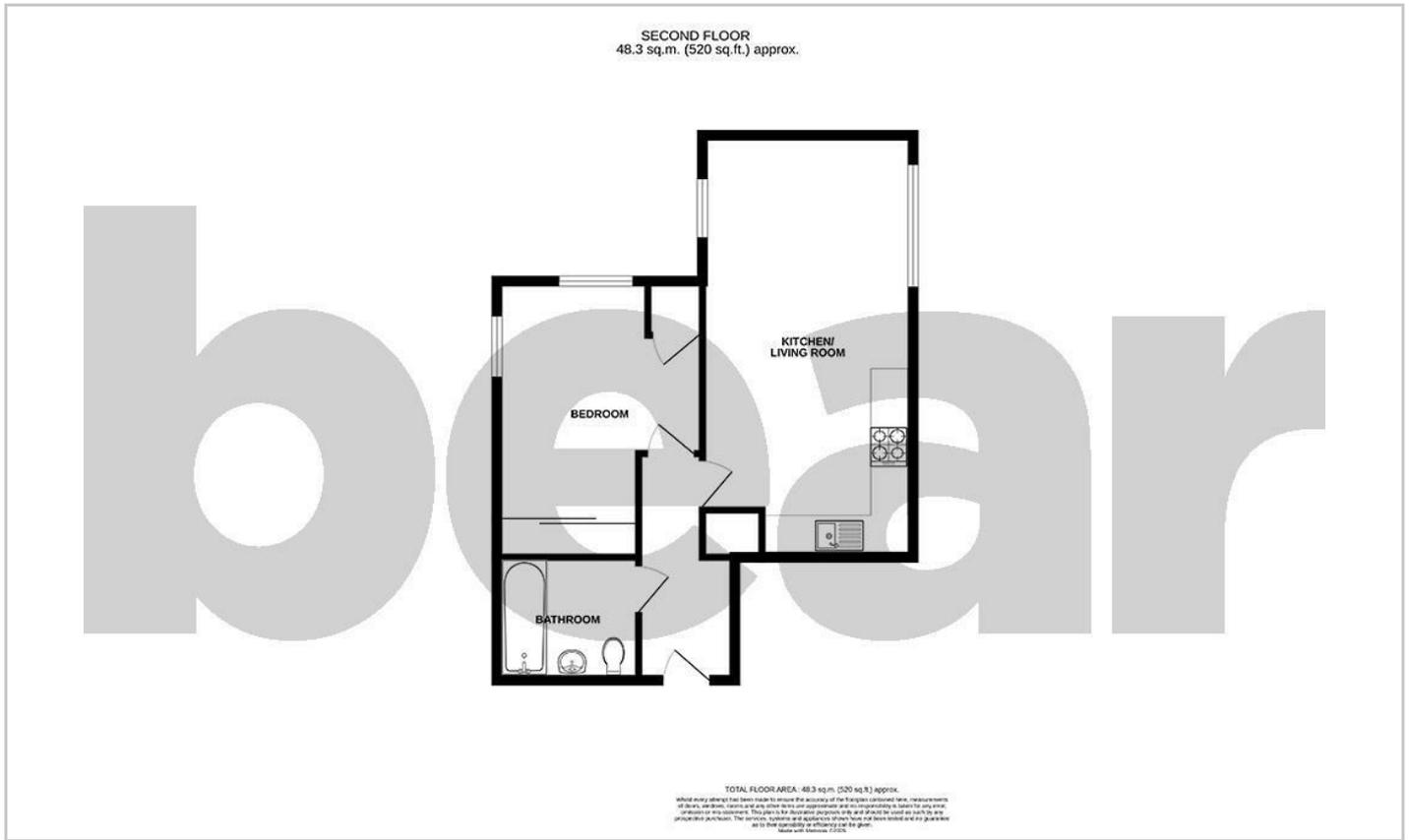
7'8 x 6'9

### **Storage**

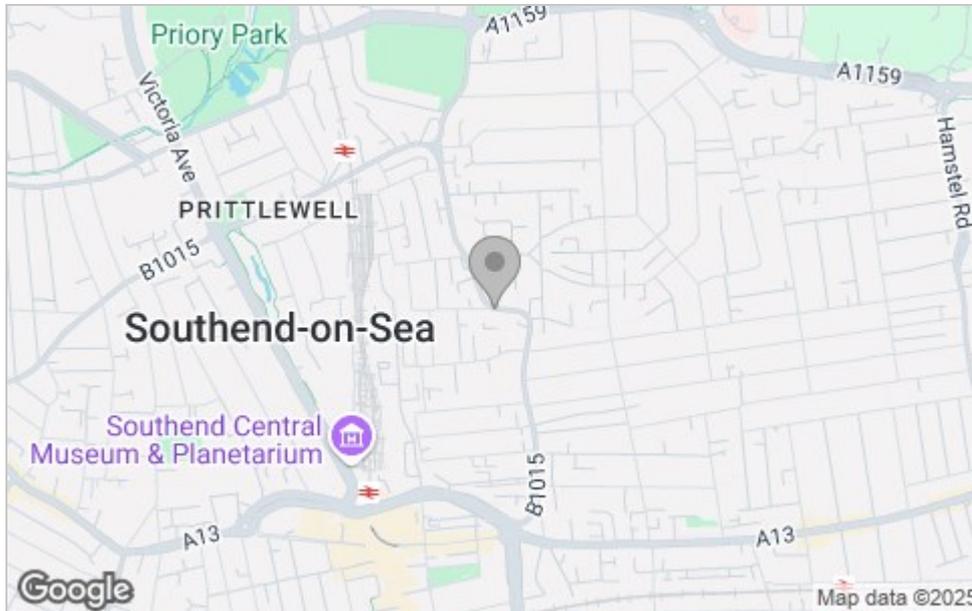
### **Underground Parking for One Vehicle**



## Floor Plan



## Area Map



## 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.

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## Energy Efficiency Graph

