



Ashingdon Road | Rochford | SS4 3HX

Guide Price £265,000

bear
Estate Agents

* £265,000 - £285,000 * Bear Estate Agents are delighted to present this beautifully maintained two double bedroom ground floor flat, ideally positioned within the sought-after Aspen Green development on Ashingdon Road, Rochford. Offering stylish and modern living throughout, this impressive home benefits from an open plan living space, direct access to communal gardens, and two allocated off-street parking spaces — making it an ideal choice for first-time buyers, downsizers, or investors.

- Two Double Bedroom Ground Floor Flat
- Bright Open Plan Kitchen/Living Room
- Feature Fireplace and Dual Aspect Windows
- Two Well-Proportioned Double Bedrooms
- Two Allocated Off-Street Parking Spaces
- Recently refurbished property
- Modern Fitted Kitchen with a Breakfast Bar
- Patio Doors Opening to Communal Garden
- Stylish Three Piece Bathroom Suite
- Double Glazing and Electric Heating

The property welcomes you with a bright entrance hall providing convenient storage, leading into a stunning open plan kitchen/living room featuring a modern fitted kitchen, a charming feature fireplace, dual aspect windows, and patio doors that open directly onto a patio area with access to a side gate to the communal garden, creating a light-filled and sociable living space. There are two well-proportioned bedrooms and a modern three-piece bathroom suite, all presented in excellent condition. The home further benefits from double glazing and electric heating throughout. Externally, the property enjoys access to attractive communal gardens, ideal for relaxing outdoors, along with two allocated off-street parking spaces providing secure and convenient parking.

Perfectly located within Aspen Green, this home sits within catchment for Ashingdon Primary Academy, Stambridge Primary Academy, and Waterman Primary Academy, making it a great option for small families. The property is also close to a range of local amenities, bus links, and Rochford Train Station, which provides direct access into London Liverpool Street. Nearby parks, shops, and Rochford's charming town centre further add to the appeal of this well-connected and family-friendly location.

Two Double Bedroom Ground Floor Flat

Entrance Hall





Kitchen/Living Room

20'7 x 17'2 (6.27m x 5.23m)

Bedroom One

12'0 x 9'10 (3.66m x 3.00m)

Bedroom Two

12'0 x 7'6 (3.66m x 2.29m)

Bathroom

6'4 x 5'1 (1.93m x 1.55m)

Storage

Communal Garden

Two Allocated Off-Street Parking Spaces



GROUND FLOOR
52.0 sq.m. (560 sq.ft.) approx.

KITCHEN/ LIVING ROOM

BEDROOM

STORAGE

BEDROOM

BATHROOM

TOTAL FLOOR AREA: 52.0 sq.m. (560 sq.ft.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of rooms and other features are approximate only. This plan is for descriptive purposes only and should be used as such by any prospective purchaser. The vendor and agent accept no responsibility for any inaccuracies that may have been included and no guarantee is given as to their operability or efficiency can be given.
© 2023. All rights reserved.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs (A2 plus)	A	83
(B1-91)	B	
(B9-80)	C	
(D5-68)	D	
(E3-54)	E	
(F21-38)	F	
(G1-20)	G	
Not energy efficient - higher running costs		

England & Wales EU Directive 2002/91/EC

204 Woodgrange Drive
Southend-on-Sea
Essex
SS1 2SJ
01702 811211
info@bearestateagents.co.uk
<https://www.bearestateagents.co.uk>