



\* £215,000 - £235,000 \* LONG LEASE AND PERFECT FOR COMMUTERS - STUNNING MEZZANINE SPACE \* One double bedroom first floor flat boasting a mezzanine style storage area, well presented living space and two allocated off-street parking spaces in a gated residents car park with remote access. Situated in the centre of Rochford within easy reach of amenities, Rochford Train Station and bus connections.

- First Floor Flat
- Well Presented Throughout
- Sizeable Open Plan Kitchen/Living Room
- One Large Double Bedroom
- Four Piece Bathroom
- Mezzanine Style Storage Area
- Two Allocated Off-Street Parking Spaces
- Double Glazing
- Gas Central Heating
- Lift Access

## Pollards Close

Rochford

**£215,000**

Guide Price



# Pollards Close



Bear Estate Agents are delighted to welcome to the market, this unique first floor flat which accommodates a sizeable open plan kitchen/living room, one double bedroom and a four piece bathroom. Further benefits include a large mezzanine style storage room, two allocated off-street parking spaces in the gated residents car park, double glazing and gas central heating. The building benefits from having lift access.

Pollards Close is positioned in the centre of Rochford within minutes of ideal amenities, the hospital, Rochford Train Station and bus links.

## **One Bedroom First Floor Flat**

### **Entrance Hall**

### **Kitchen/Living Room**

31'9 x 15'2>14'3

### **Bedroom**

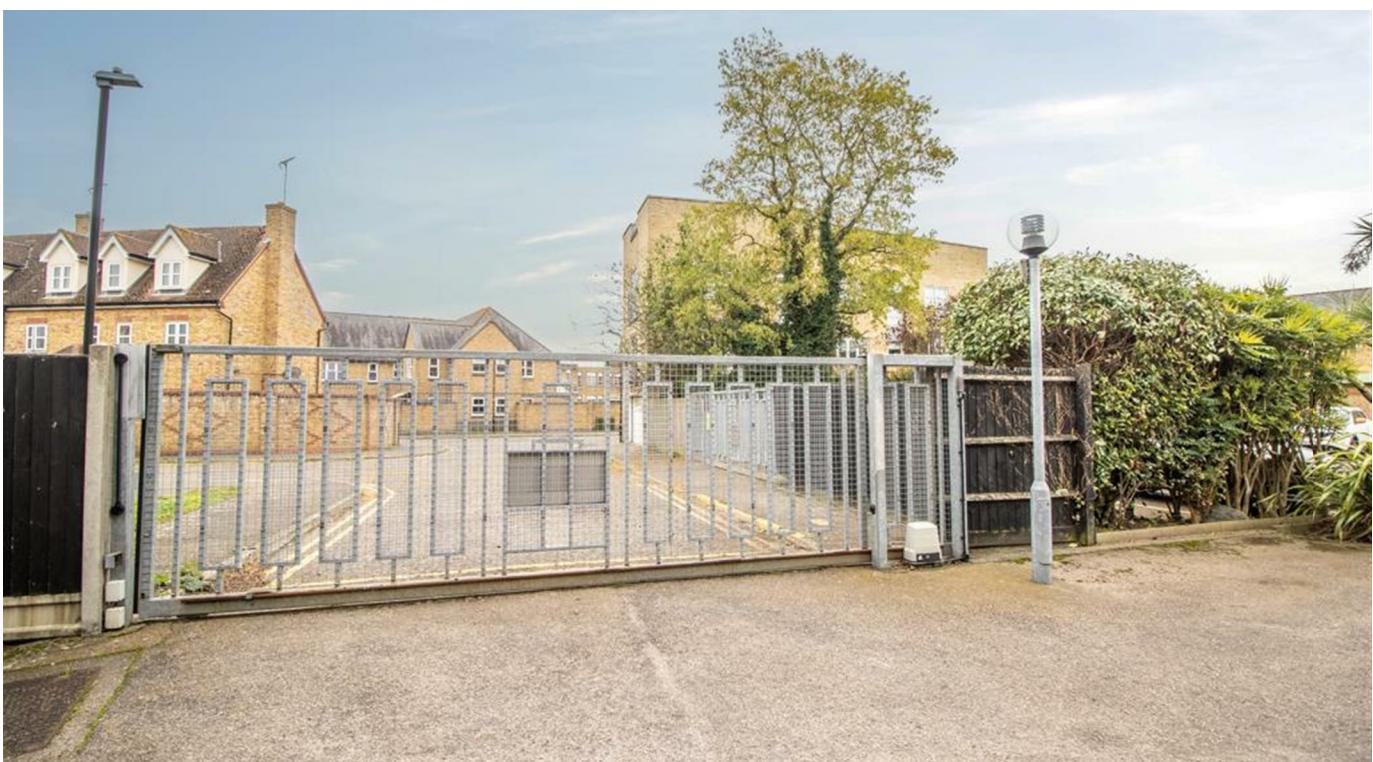
20'6>13'5 x 11'2

### **Bathroom**

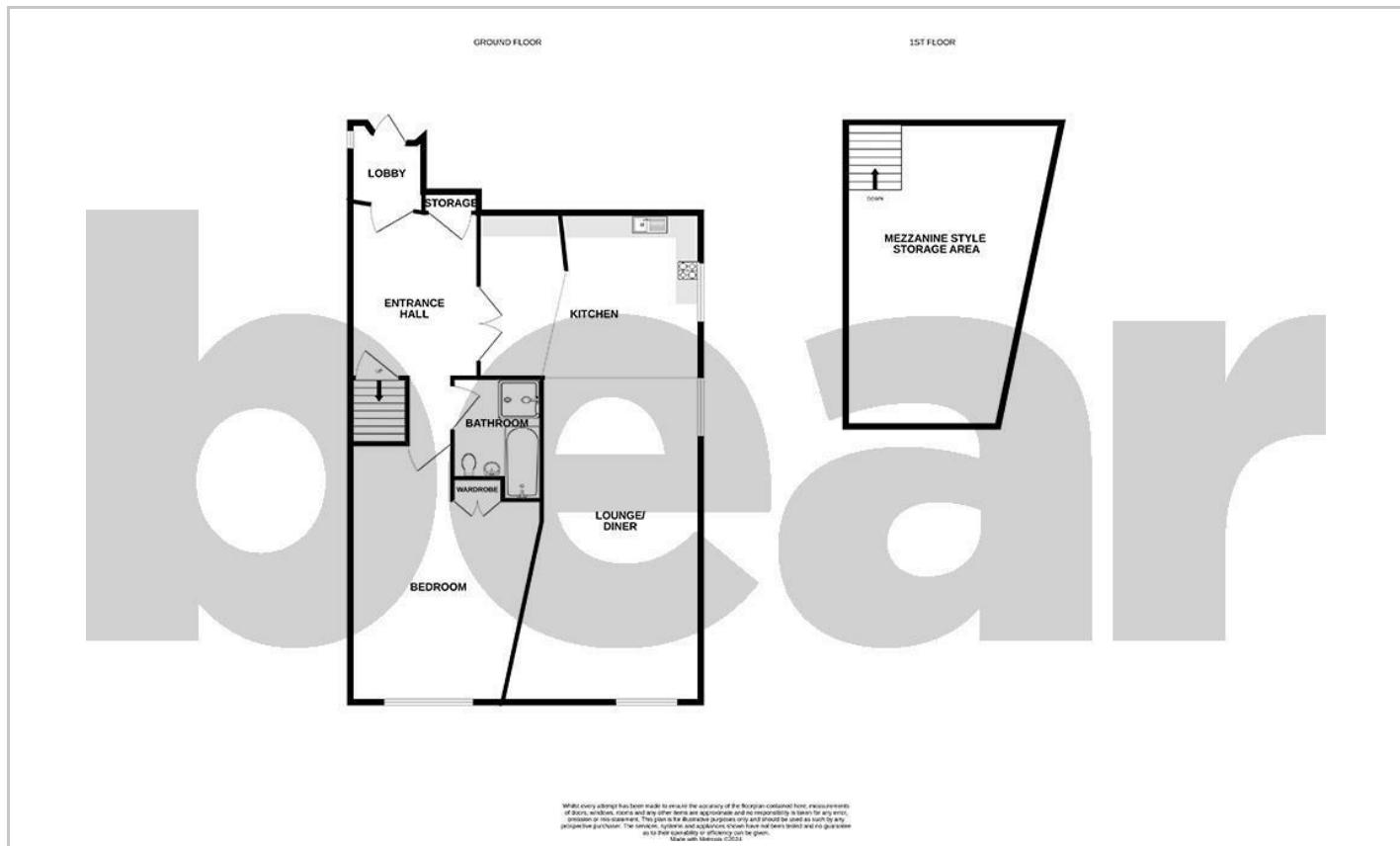
### **Mezzanine Storage Area**

11'7 x 12'0

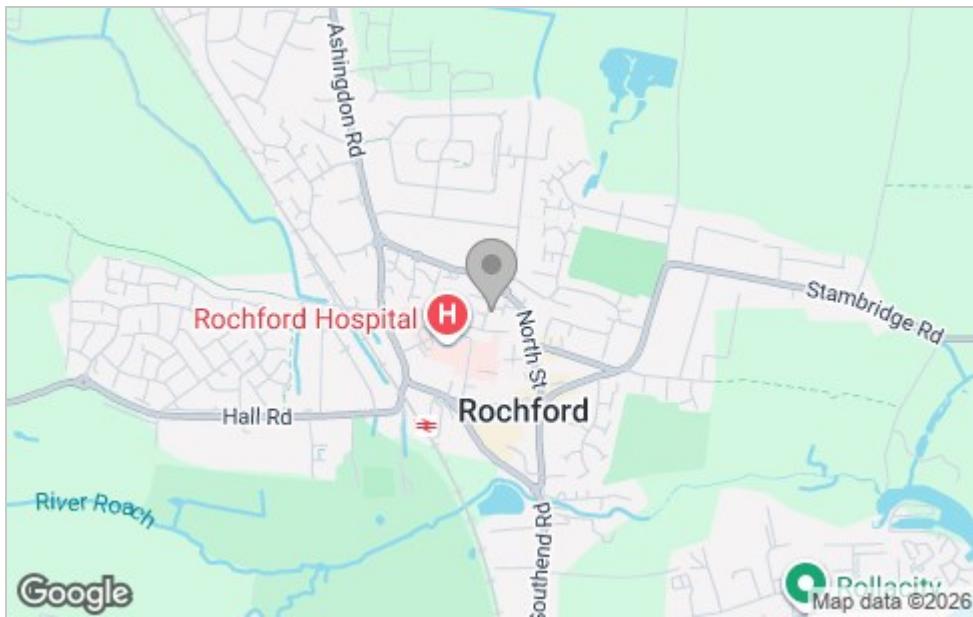
### **Allocated Off-Street Parking**



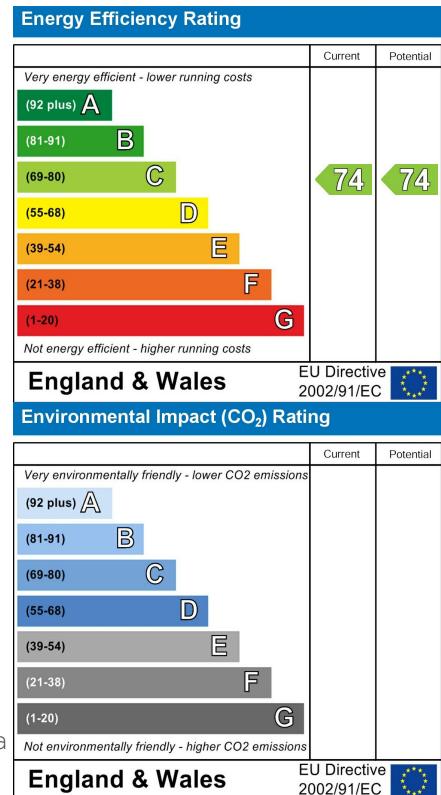
## Floor Plan



## 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.

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