



\* TWO REQUEST A VIEWING, PLEASE EMAIL AGENT OR REQUEST DETAILS ONLINE VIA RIGHTMOVE \* Well presented two bedroom first floor flat with direct access to a generous rear garden. Situated in the centre of Southend-on-Sea close to the city centre, travel links and the seafront.

- To Request a Viewing, Please Email Agent or Request Details Online
- Open Plan Lounge/Diner
   Modern Fitted Kitchen
- Two Bedrooms

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 Direct Access to a Private
 Double Glazing Garden

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Gas Central Heating

- First Floor Flat
- Two Piece Bathroom and WC

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Small Pets Considered

# Ashburnham Road

Southend-on-Sea

£1,150 (From) Per (From) Per-Calefidar Month

# Ashburnham Road



Bear Lettings are delighted to bring to the market, this well presented first floor flat. Inside, the accommodation offers a spacious bay fronted lounge, a modern fitted kitchen, two bedrooms, a two piece bathroom and a separate WC. The kitchen provides direct access down to the generous private garden. The flat further benefits from having double glazing and gas central heating.

Ashburnham Road is situated in the centre of Southend-on-Sea, just minutes from the city centre which offers an abundance of amenities. The seafront is close by, as well as iconic parks, schools, convenient bus links, access to the A127 and London Road, as well as two major train lines serving London Fenchurch Street and Liverpool Train Stations.

#### To request a viewing, please email agent or reques

#### **Two Bedroom First Floor Flat**

Landing

**Lounge/Diner** 15′3 x 11′7

**Kitchen** 9'9 × 6'3

**Bedroom One** 11'10 x 9'5

**Bedroom Two** 8'4 x 6'10

**Two Piece Bathroom**  $6'2 \times 5'0$ 

wc

Garden







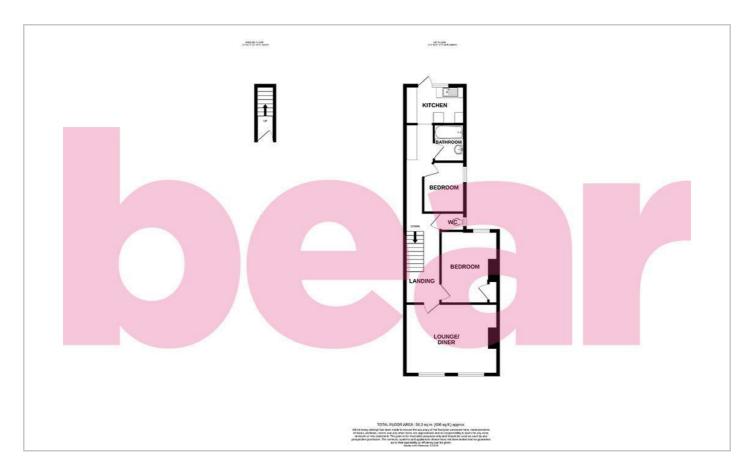




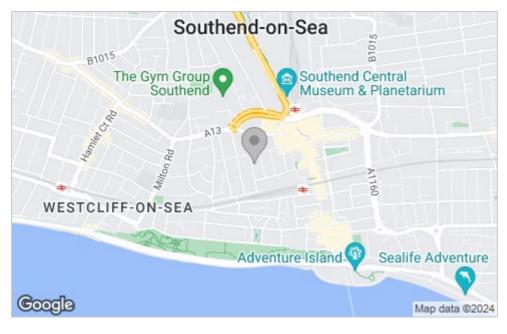




### **Floor Plan**



### Area Map

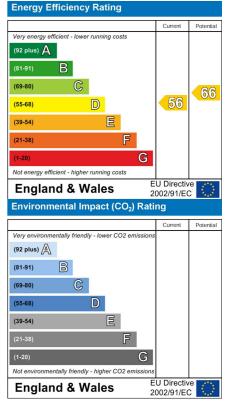


# Viewing

Please contact our Southend-on-Sea Office on 01702 899 780 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 firms employment has the authority to make or give any representation or warranty in respect of the property.

# **Energy Efficiency Graph**



## Office: 01702 899 780 info@bearlettings.co.uk