



\* TO REQUEST A VIEWING, PLEASE SUBMIT AN APPLICATION FORM ONLINE VIA RIGHTMOVE BY CLICKING EMAIL AGENT \* Bear Lettings are delighted to offer this modern two bedroom ground floor apartment, ideally situated within a prestigious and beautifully maintained development in Rochford. With allocated parking, bright interiors and contemporary finishes throughout, this home offers a fantastic opportunity for professional tenants or couples.

## Edward Place

Rochford

**£1,450**



# Edward Place



This impressive apartment boasts a spacious and airy layout, complemented by a high-quality finish both inside and out. The modern open-plan kitchen is well-appointed with sleek units and integrated appliances, while the stylish bathroom features contemporary fittings. There are two generously sized bedrooms, with the second bedroom being perfect for children or as a home office. The home benefits from gas central heating, double glazing, and allocated off-street parking. Situated within a well-cared-for block of just eight apartments, the property offers a friendly and quiet community atmosphere.

Positioned on a sought-after new build estate in Rochford, this property is perfectly placed for commuters with Rochford Train Station just a short walk away, providing direct access into London Liverpool Street. The area offers excellent local amenities, a charming town centre, good schools, and easy access to major road links, including the A127 and A130. The location is ideal for those seeking a peaceful setting without compromising on convenience.

## Two Bedroom Ground Floor Flat

### Entrance Hall

### Lounge

14'0 x 12'10

### Kitchen

8'9 x 8'2

### Bedroom One

14'4 x 10'0

### Bedroom Two

9'1 x 8'0

### Bathroom

7'3 x 5'10

### Storage

### One Off-Street Parking

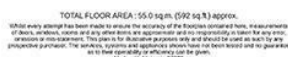




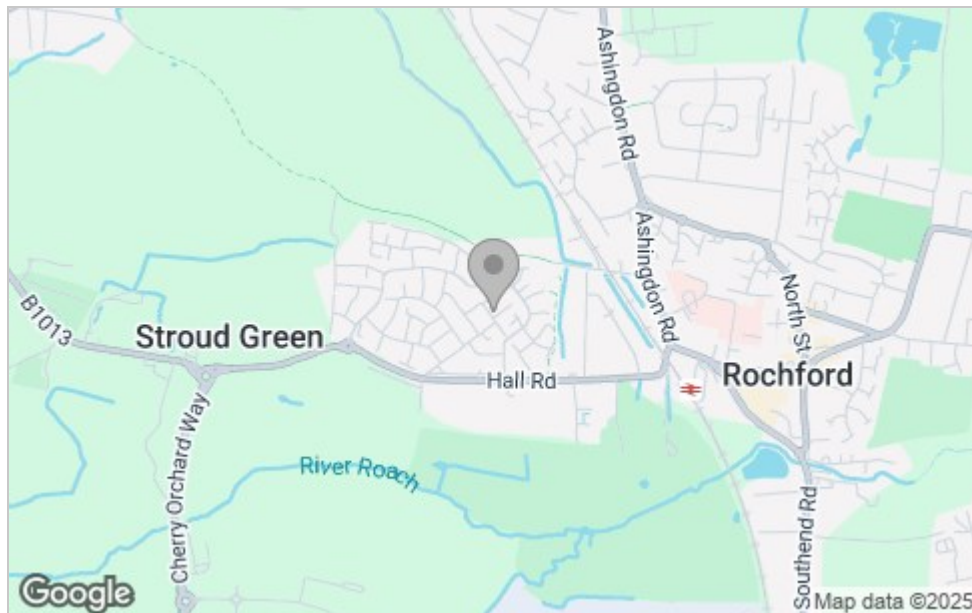
- Two well-proportioned bedrooms
- Bright and airy throughout
- Contemporary three-piece bathroom
- Situated within a high-spec new build development
- Walking distance to Rochford Station (London Liverpool Street line)
- Ground floor position for easy access
- Stylish open-plan kitchen with modern finishes
- Allocated off-street parking space
- Friendly, well-maintained block
- Close to local amenities, schools, and excellent transport links



## Floor Plan



## Area Map

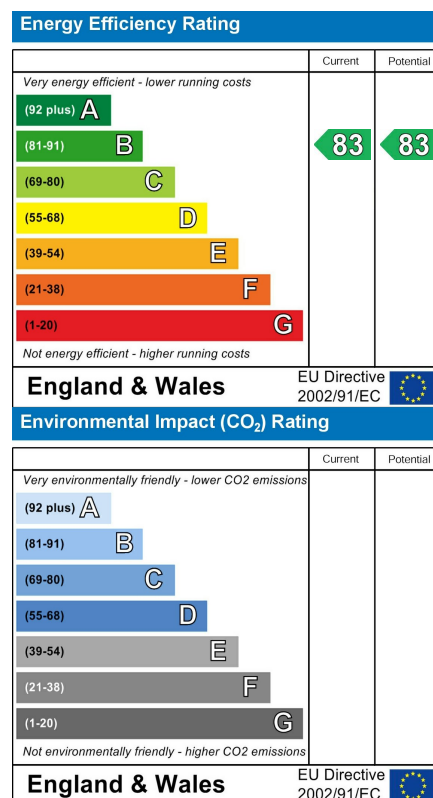


## Viewing

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

### Energy Efficiency Graph



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

Office: 01702 899 780 [info@bearlettings.co.uk](mailto:info@bearlettings.co.uk)