



\* ALLOCATED PARKING \* CONSERVATION AREA \* MINUTES FROM BOTH SOUTHEND TRAIN LINES \* FULLY RENOVATED INTERIORS AND FULLY FURNISHED \* OPEN-PLAN \* BUILT-IN WARDROBES AND STORAGE \* GARDEN BUT UNMADE \* This spacious one double bedroom ground floor flat is positioned perfectly for amenities such as Lidl, the Sainsbury's superstore, bus links and both Southend Central and Southend Victoria train lines to London. The property comes with allocated parking and is fully furnished plus has a range of built-in wardrobes in the dressing area, as well as other storage solutions. The kitchen-diner is open plan to the bay fronted lounge and the property has completely new double glazing, heating, kitchen and shower room. Nestled within the picturesque conservation area with Prittlewell Square nearby as well as the beachfront and High Street. Let available from the end of May and viewings are welcomed now!

- Parking on the front driveway
- Walk to both Southend train lines servicing London for commuters
- Double glazing throughout and a new heating system
- Built-in wardrobes, airing cupboard and understairs storage
- Bright open-plan layout
- Fully renovated interiors
- Conservation area and a walk to the Park, seafront, Lidl and Sainsbury's
- Private rear garden (currently unmade)
- Exterior redecorated
- Double bedroom and a stylish three-piece shower room

**Park Road**  
**Westcliff-on-Sea**  
**£1,100**



# Park Road



## **Parking/Frontage**

One allocated parking space on the front drive, attractive period frontage, side access to garden and a communal entrance door leading to a further private entrance door.

## **Open Plan Kitchen-Reception**

27'0" x 12'9" > 10'7"

Double glazed bay fronted sash windows and a double glazed 'Crittall' style aluminium rear door and opening fanlight window, exposed feature brickwork, three column style radiators, large airing cupboard with shelving and a new boiler, matt kitchen with base level and wall-mounted units comprised of; integrated fridge/freezer, integrated dishwasher, integrated washing machine, pull-out bin drawer, Neff four ring burner gas hob with extractor hood over and an integrated Neff oven, composite worktops with tiled splashback, inset stainless steel sink with chrome mixer tap, spotlighting, skirting and a mixture of original wooden floorboards and new carpet.

## **Hallway/Dressing Area**

Two large built-in wardrobes with hanging rails and shelving, large understairs storage cupboard, access to three-piece shower room, spotlighting, radiator, skirting and new carpet.

## **Double Bedroom**

10'9" x 9'6"

Two aluminium double glazed windows and an aluminium double glazed rear door, double radiator, shoe storage cupboard, skirting and new carpet.

## **Three-Piece Shower Room**

Obscured 'reeded' aluminium double glazed side window, double shower with tiling, drencher head and secondary shower attachment, unique antique vanity unit with wash basin and chrome mixer tap, towel radiator, WC, extractor fan, spotlighting, skirting and a tiled floor.

## **Private Rear Garden**

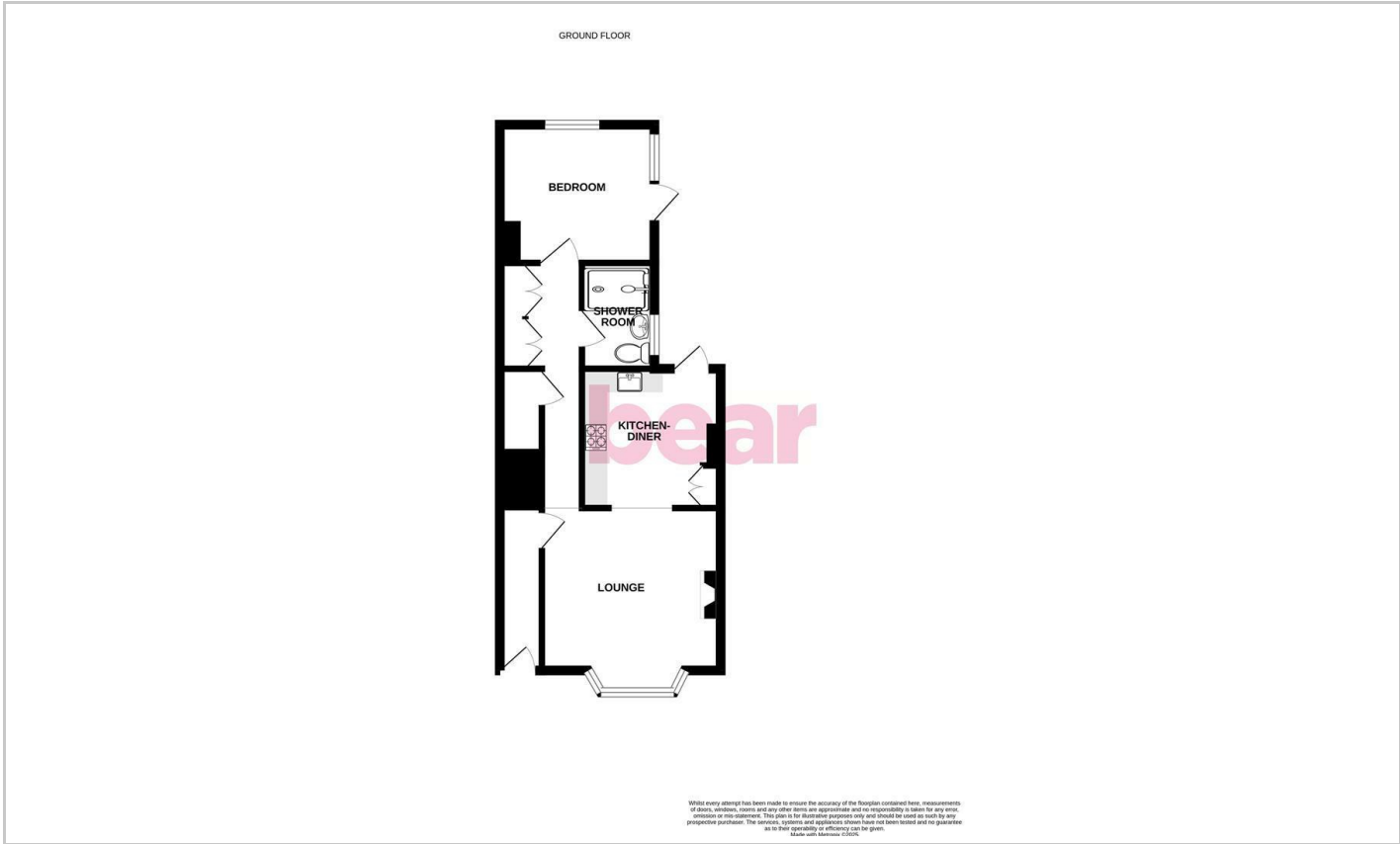
Side access and fencing but the garden is unmade.



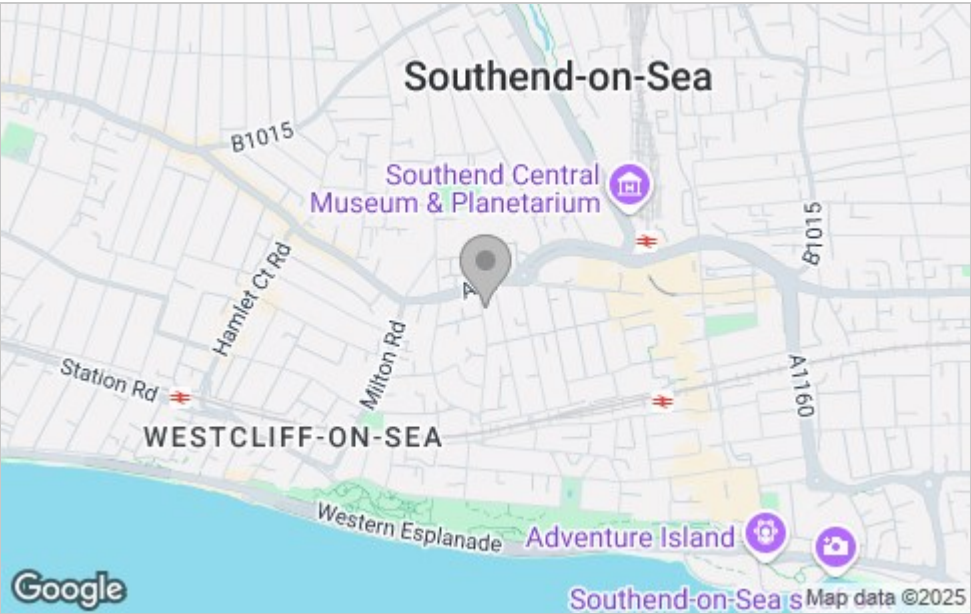




Floor Plan



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.

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Energy Efficiency Graph

