



* TO REQUEST A VIEWING, PLEASE FILL OUT THE ONLINE FORM VIA RIGHTMOVE BY CLICKING EMAIL AGENT
 * Bear Lettings are pleased to bring to the market this well-presented two double bedroom first floor flat in Westcliff-on-Sea, offering a blend of character and modern comforts. With a private garden, spacious living areas and a convenient location, this property makes an ideal home for professionals or a small family.

Harcourt Avenue

Southend-on-Sea

£1,200

- Please Request a Viewing by Clicking Email Agent and Filling out the Form
- Bay-fronted Lounge/Diner
- Two Double Bedrooms with Feature Fireplaces
- Private Section of the Rear Garden
- Catchment for Excellent Schools
- Good Sized First floor Flat to Let
- Modern Fitted Kitchen
- Three-Piece Shower Room
- Double Glazing Throughout and Gas Central Heating
- Close to Train Stations, Hospital, Airport, City Centre and Seafront



Harcourt Avenue



The accommodation begins with a welcoming landing, leading into a charming bay-fronted lounge/diner filled with natural light. A modern fitted kitchen provides a stylish and practical space, while two well-proportioned double bedrooms, each with attractive feature fireplaces, offer comfortable living. Completing the layout is a three-piece shower room. Outside, the property enjoys a private section of the rear garden, perfect for relaxing in warmer months. Benefits include double glazing and gas central heating.

Positioned on Harcourt Avenue, this flat sits within catchment for The Westborough School and Chase High School, with excellent Grammar Schools also nearby. Convenient access to the A127, London Road, and local bus links makes travel simple, while Prittlewell Train Station provides direct rail links into London. The property is also within easy reach of Southend Hospital, London Southend Airport, Southend City Centre, a variety of amenities, and the seafront.

Two Bedroom First Floor Flat

Landing

Lounge/Diner

15'8 x 15'1

Kitchen

7'6 x 6'11

Bedroom One

11'8 x 9'6

Bedroom Two

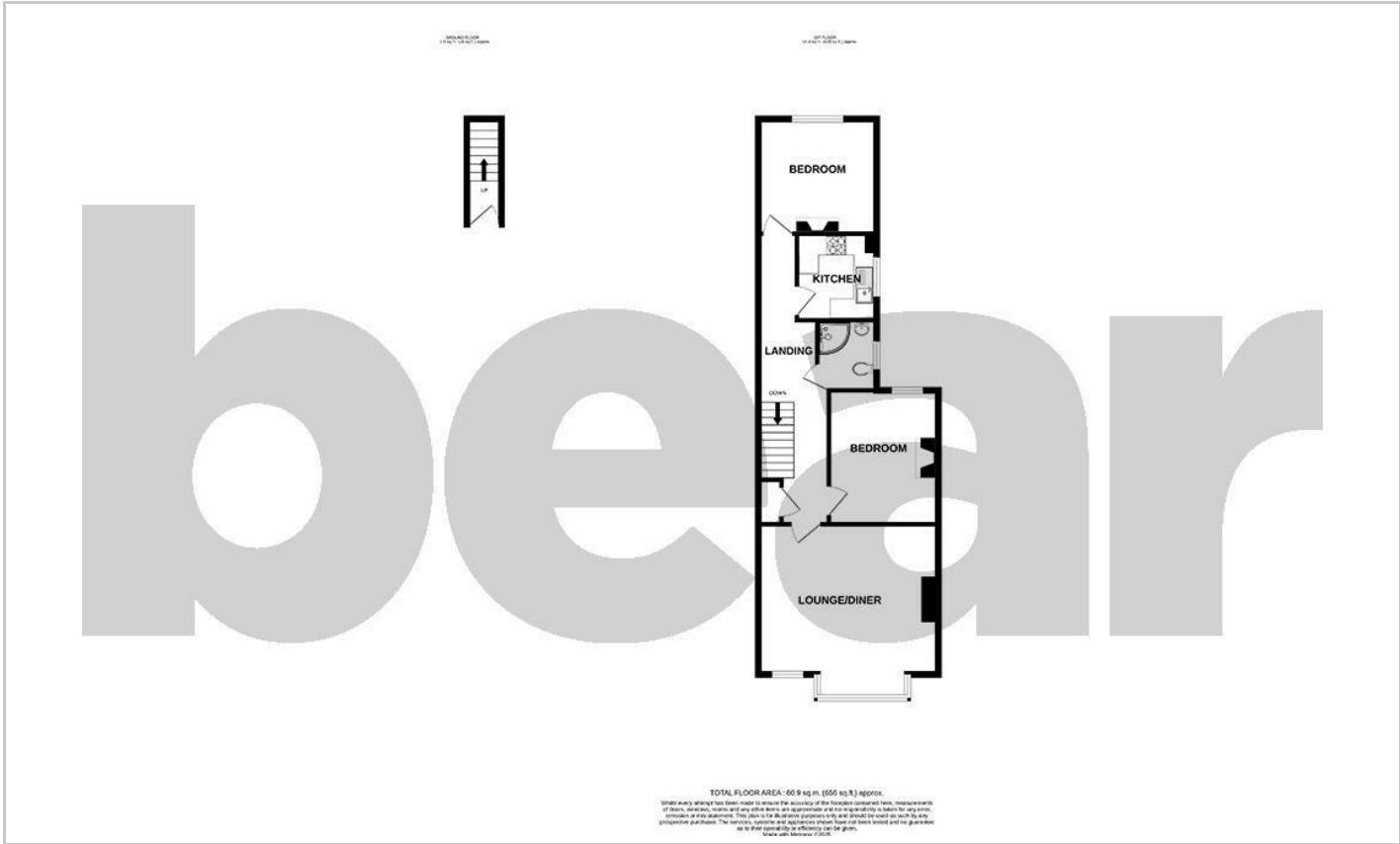
10'3 x 10'0

Shower Room

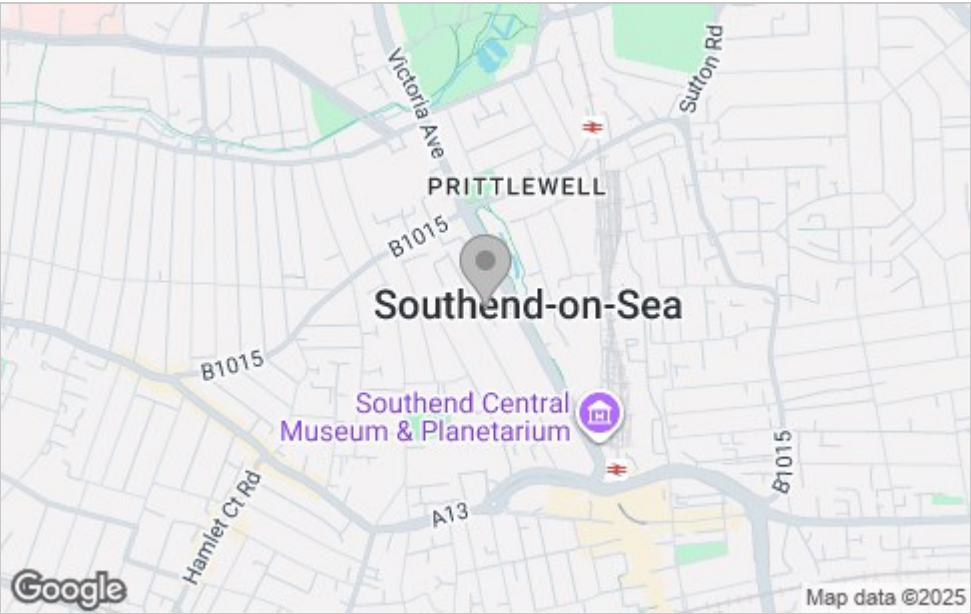
Private Section of Garden



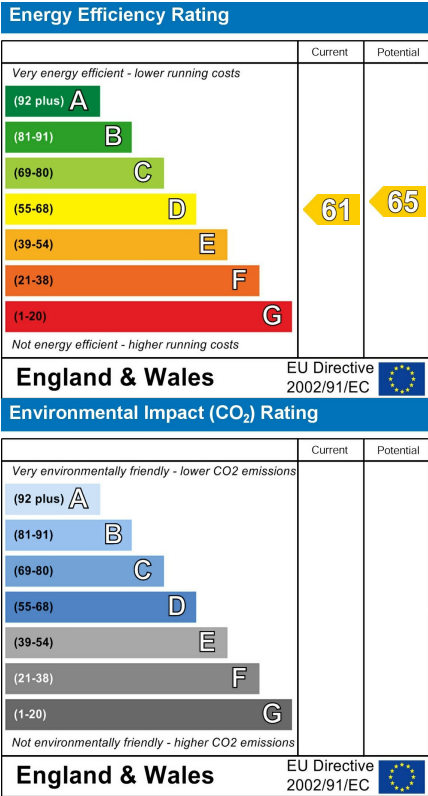
Floor Plan



Area Map



Energy Efficiency Graph



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.

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