

SOUTHEND-ON-SEA

FOR SALE



30

Thorpedene Gardens

Southend-on-Sea

SS3 9JB

DEVELOPMENT

1,350 SQ. FT. (125 SQ. M.)



Potential Development Site



Freehold



Plot Extends Over 1,350 SQ.FT



Sought-After Residential Location



Offers In Excess Of £65,000



Ayers & Cruiks
COMMERCIAL

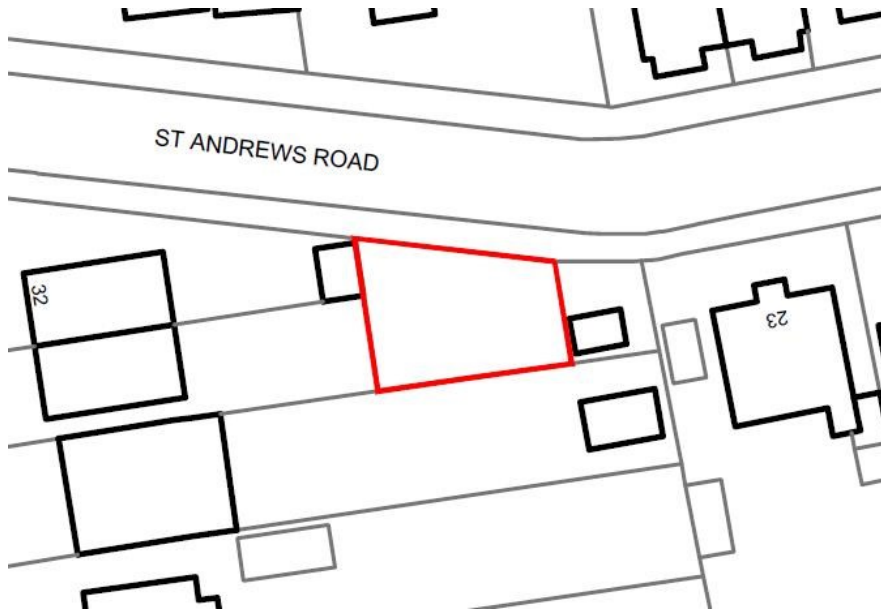
SOUTHEND OFFICE
01702 343060

CHELMSFORD OFFICE
01245 202555

DESCRIPTION AND LOCATION

The setting takes place in Thorpedean Gardens, nestled within a sought-after residential neighborhood. Conveniently, it sits just a mile away from Shoeburyness Station and Shoebury Beach. Moreover, its proximity to Hinguar Community Primary School and Nursery adds to its appeal, while nearby establishments like Lidl and Dominos Pizza offer added convenience.

There's a potential development opportunity, subject to planning approval.



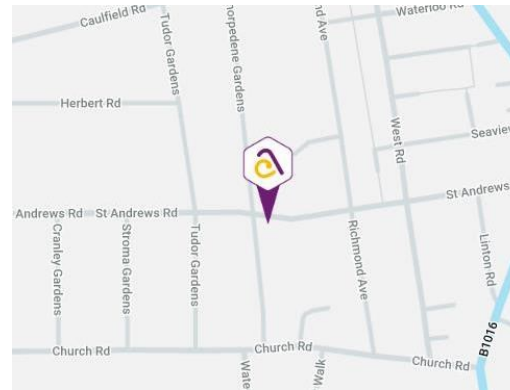
ACCOMODATION

	SQ. FT.	SQ. M.
Site Area	1,350	125
TOTAL	1,350	125

TERMS

Not Applicable

EPC



Misrepresentation Act 1967

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BUSINESS RATES

Not Applicable

LEGAL COSTS

Each party to be responsible for their own legal costs

TENURE

Freehold

PRICE

Offers In Excess of £65,000

VAT

Plus VAT If Applicable

VIEWING

Strictly by prior appointment via vendors appointed agents Ayers&Cruiks



Ayers & Cruiks
COMMERCIAL

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