



* NO ONWARD CHAIN * LONG LEASE * FIRST FLOOR FLAT * MOMENTS FROM THE BEACHFRONT WITH SOUTH-FACING BAY WINDOW * A superb purpose-built apartment, located in a popular location close to Chalkwell seafront, Westcliff mainline railway station and Hamlet Court Road shopping facilities. The property is in great condition throughout and offers spacious accommodation throughout including two good size bedrooms, a modern fitted shower room and a bay-fronted open plan kitchen/lounge with an integrated oven and extractor fan. The block is well maintained and has the benefit of communal outside space. This would be an ideal first purchase or long-term buy-to-let investment.

- Fantastic two bedroom first floor flat
- Three-piece shower room
- Great condition throughout
- Walking distance to Chalkwell Beach
- Hamlet Court shopping facilities close-by
- Bright and airy kitchen lounge with South facing bay window
- Hallway with large walk-in storage cupboard
- No onward chain
- Westcliff train station a short walk away
- Long healthy lease and no onward chain

380 Station Road

Westcliff-on-Sea

£150,000



380 Station Road



Communal Entrance

Staircase and lift services.

Private Entrance Hall

Carpeted flooring, electric heater, extra large storage cupboard, further storage cupboard housing the water tank.

Kitchen-Reception Room

Kitchen: Modern fitted kitchen comprising of; white high gloss wall and base level units, one and a half stainless steel sink with mixer tap, rolled edge worktop with upstand, integrated fridge, integrated washing machine, electric oven and electric hob with extractor fan above, tiled flooring.

Lounge/Dining Area:UPVC double glazed South facing bay window giving views of the sunset, UPVC double glazed window, electric storage heater, carpet to floor.

Master Bedroom

UPVC double glazed window to rear aspect, electric storage heater, carpet to floor.

Second Bedroom

UPVC double glazed window to side aspect, electric storage heater, carpet to floor.

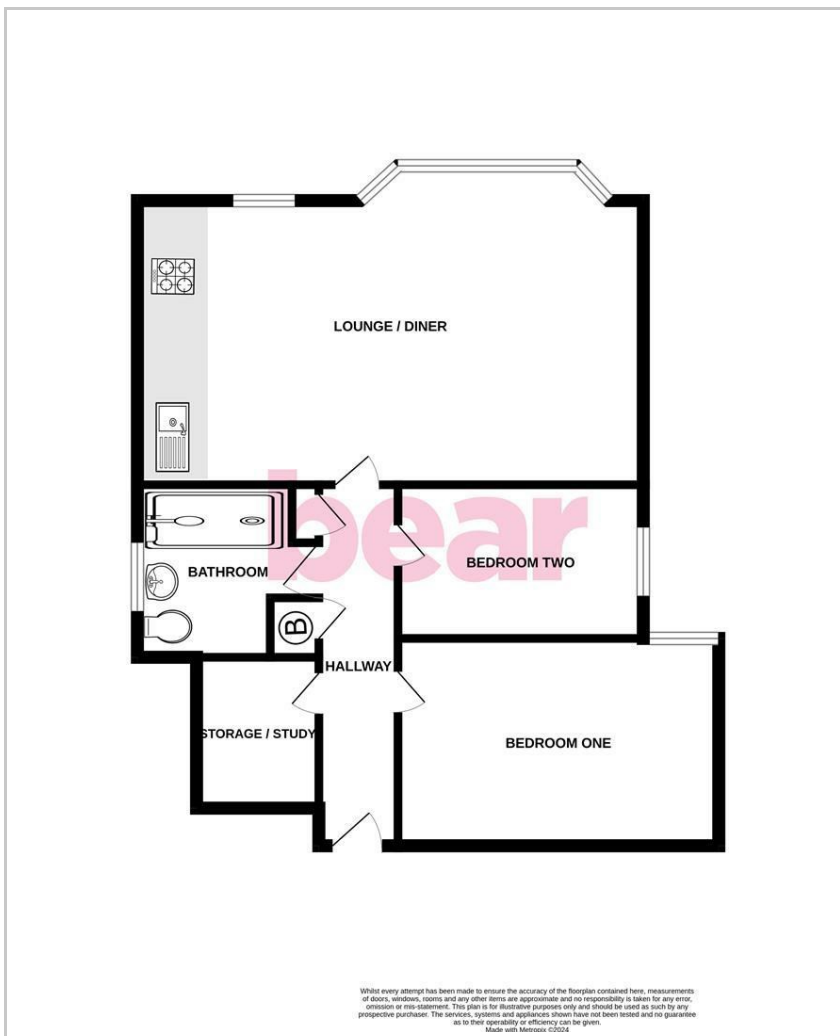
Shower Room

UPVC double glazed window to side aspect, large walk -in shower with rainforest shower head and secondary shower attachment, low level WC, pedestal wash basin, two storage cupboards, part tiled wall, tiled flooring, extractor fan.

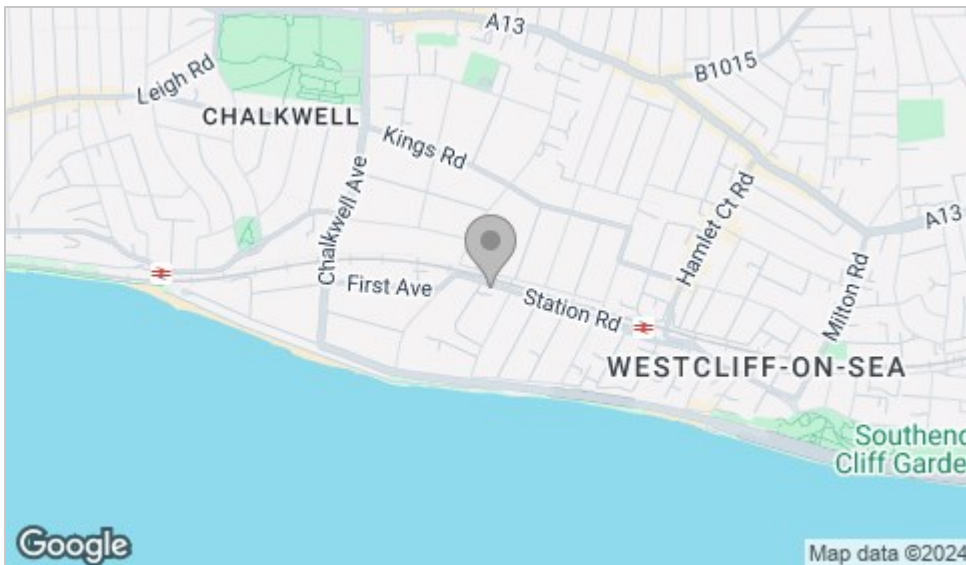
Large Storage Cupboard



Floor Plan



Area Map



Viewing

Please contact our Leigh-on-Sea Office on 01702 887 496 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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Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	