



* £140,000 - £150,000 * ALLOCATED PARKING * MOMENTS FROM WESTCLIFF STATION FOR COMMUTERS * NEW LEASE NEGOTIABLE * This top floor, open-plan flat offers a spacious lounge-diner with attached fitted kitchen, as well as a double bedroom and shower room suite. There is allocated parking on the front driveway and the property is moments away from Westcliff Station for London commuters and with amenities and bus links on Hamlet Court Road and the London Road. For schooling; Barons Court, Milton Hall and Belfairs Academy are within the catchment area. The lease can also be negotiated and renewed upon completion!

- Allocated parking
- Walk to Westcliff Station
- Amenities and bus links around the corner
- Double bedroom
- Hamlet Court Road amenities nearby
- Top floor flat
- Perfect for investors and first time buyers
- Spacious open-plan layout
- Period character building
- New lease negotiable

Anerley Road

Westcliff-On-Sea

£140,000

Price Guide



Anerley Road



Parking

Allocated parking space.

Communal Entrance

Communal entrance with stairs leading up to second floor.

Lounge-Diner

16'0" x 14'0"

Double glazed window to rear, radiator, smooth ceiling with spotlights.

Kitchen

6'11" x 6'11"

Fitted with a range of wall and base level units, roll top work surfaces with stainless steel sink and drainer, integrated oven, hob with extractor fan over, space for fridge/freezer, washing machine, partially tiled walls, double glazed skylight.

Bedroom

14'11" x 6'0"

Double glazed skylight windows, eaves storage, smooth ceiling with spotlights.

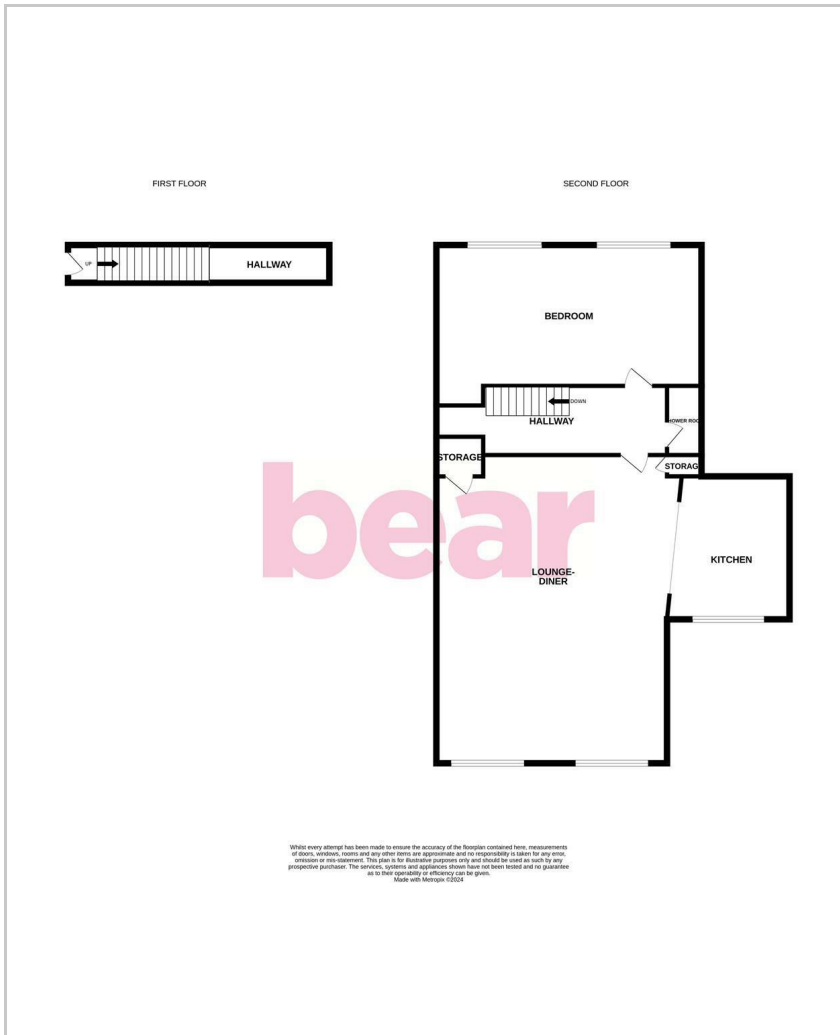
Shower Room

7'1" x 2'11"

Three-piece suite comprising: low-level w/c, wash basin with mixer tap, shower cubicle, heated towel rail, partially tiled walls, tiled flooring, smooth ceiling with spotlights, obscured double glazed window to side aspect.



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.

1336 London Road, Leigh-on-Sea, Essex, SS9 2UH

Office: 01702 887 496 los@bearestateagents.co.uk <http://www.bearestateagents.co.uk/>

Energy Efficiency Graph

