



* £180,000 - £200,000 * ALLOCATED PARKING * PRIVATE WEST-FACING BALCONY * NO ONWARD CHAIN * COMMUNAL WEST-FACING GARDEN * SECONDS FROM WESTCLIFF STATION AND BEACHFRONT * LONG LEASE AND VERY LOW COSTS * This amazing first floor flat is positioned by the seafront and Westcliff Station, with allocated parking and a private balcony! The accommodation is comprised of; one parking space on the front drive and access to the communal west-facing garden, an entrance hall with door/phone entry system, a bright dual aspect double bedroom, a lounge-diner with french doors out onto the private west-facing balcony, a modern fitted kitchen-breakfast room with a large walk-in store cupboard/pantry, and a contemporary three-piece bathroom. The picturesque seafront is at the bottom of the road and Westcliff Station for London commuters is at the top! There are a range of amenities and bus links a few minutes walk away on Hamlet Court Road and the London Road, and both the bustling Leigh Broadway and Southend High Street are equidistant. The property has a long lease and incredibly low charges and is even offered with no onward chain!

- Allocated parking
- Private west-facing balcony
- West-facing communal garden
- Seconds from Westcliff Station for commuters
- Beachfront at the bottom of the road
- Very low charges and a long lease
- Kitchen-breakfast room with walk-in store cupboard/pantry
- Modern three-piece bathroom
- Tonnes of amenities and bus links in close proximity
- No onward chain

17 Palmerston Road

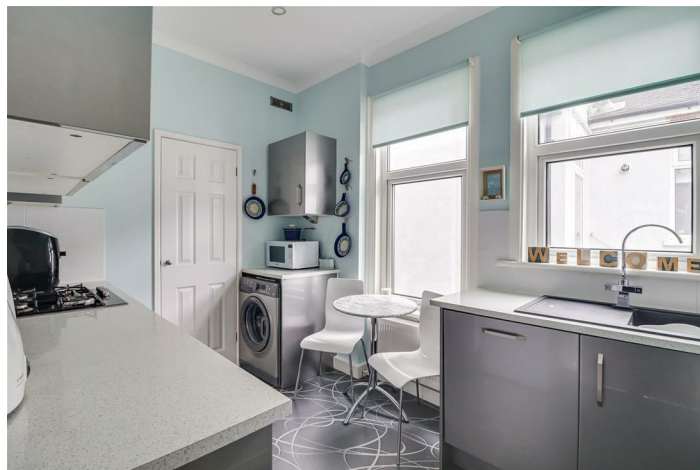
Westcliff-On-Sea

£180,000

Price Guide



17 Palmerston Road



Parking/Frontage

Allocated parking on a hardstanding driveway (middle space) with a pathway leading to the communal west-facing rear garden and the communal entrance with phone/door entry system.

Communal Entrance

Carpeted staircase rising to first floor landing with an obscured window to side aspect and a private entrance door leading to:

Private Entrance Hallway

Radiator with decorative wooden cover, coving, skirting, carpet, and four steps down to the kitchen-breakfast room and bedroom.

Double Bedroom

13'4" x 11'7"

UPVC double glazed windows to rear and side aspects, double radiator, picture rail, skirting and carpet.

Kitchen-Breakfast Room

10'7" x 7'6"

Two UPVC double glazed windows to side aspect, modern kitchen units both wall-mounted and base level comprising; composite sink and drainer with chrome mixer tap, laminate worktops with tiled splashbacks, integrated Neff dishwasher, four ring burner gas hob with integrated oven, space for washing machine, space for dishwasher, access to the large store room/pantry, double radiator, coving, skirting and lino flooring.

Lounge-Diner

15'1" x 9'8"

UPVC double glazed French doors with

sidelights for access to the private west-facing balcony, double radiator, coving, dado rail, skirting and carpet.

Private West-Facing Balcony

Metal balustrades with low maintenance artificial grass.

Three-Piece Bathroom

6'9" x 5'11"

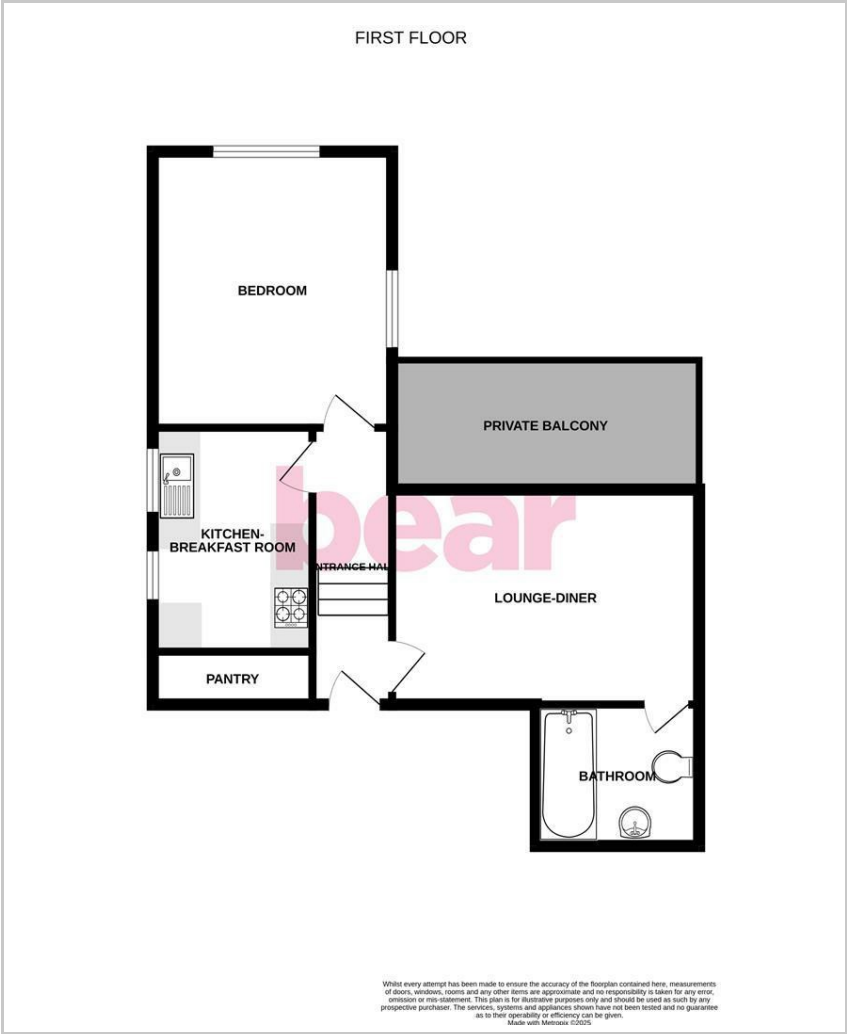
Tiled bath with drencher head and secondary shower attachment, vanity unit with wash basin and chrome mixer tap, chrome towel radiator, WC, extractor fan, partial wall tiling, spotlighting and a tiled floor.

Communal West-Facing Garden

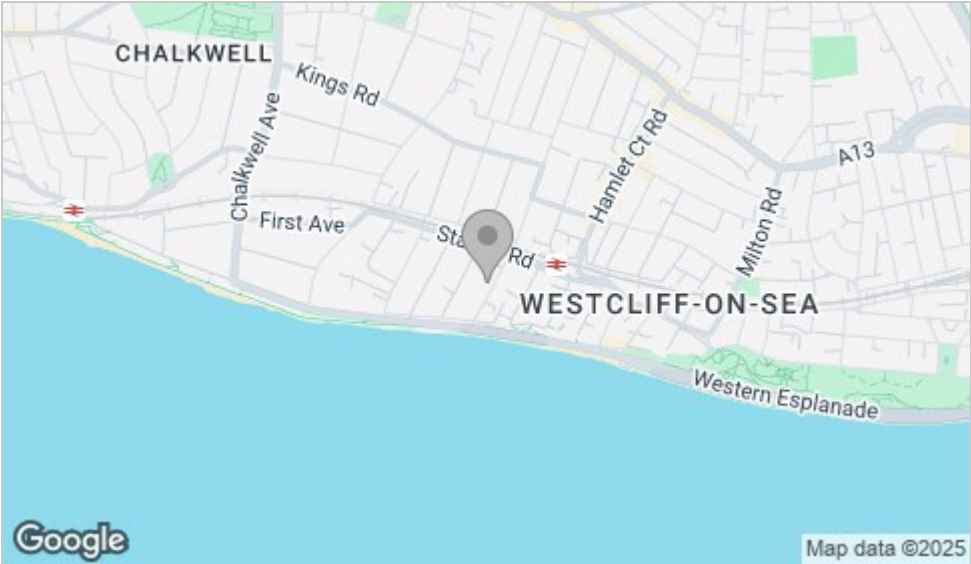
Large lawn area with mature planting borders, fencing, rear garden wall, trees to the back for privacy and side access to front of property.



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.

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Energy Efficiency Graph

