

oakheart

£200,000

Asking Price

122 Beaumont Court, Victoria Avenue



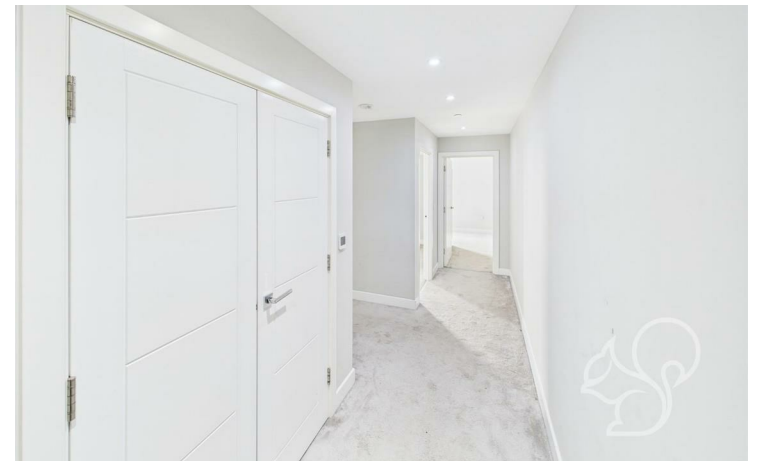
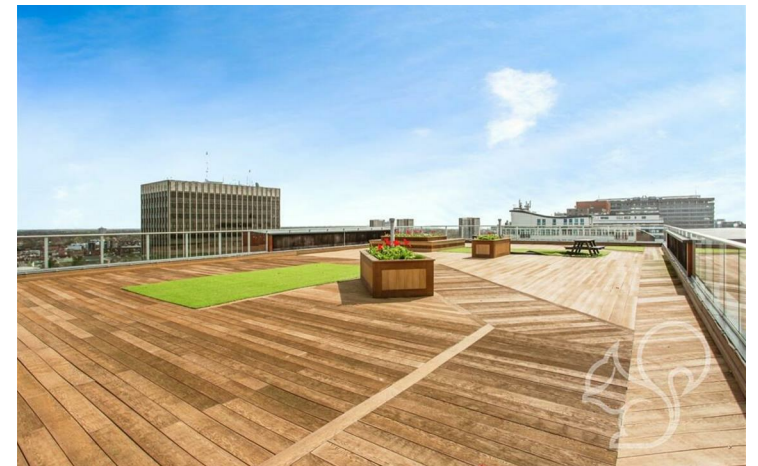
Welcome to this modern apartment located in the desirable Beaumont Court on Victoria Avenue. This delightful residence, built in 2017, offers a perfect blend of modern and coastal living whilst 55mins from London on the train.

Spanning an impressive 705sqft, this apartment features a well-appointed reception room that provides a warm and inviting space for relaxation and entertainment. The property boasts two generously sized double bedrooms, ensuring ample space for rest and privacy. The modern bathroom is designed with contemporary fixtures, providing both style and comfort.

The heart of the home is the spacious kitchen, which is equipped with modern appliances and offers a functional layout for cooking enthusiasts. The apartment benefits from gas central heating, ensuring a cosy atmosphere throughout the year.

Residents of Beaumont Court enjoy access to excellent amenities, including a communal gym for fitness enthusiasts and a stunning roof terrace that offers a perfect spot for unwinding while taking in the views. The convenience of a 24/7 concierge service adds an extra layer of security and assistance, while lifts provide easy access to all 10 floors and the terrace.

This property is ideal for those seeking a modern lifestyle in a vibrant community, with the added benefit of historical character. Whether you are looking to buy or rent, this apartment presents a wonderful opportunity to enjoy comfortable living in a prime location. Do not miss the chance to make this delightful space your new home.















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Approximate total area<sup>m</sup>  
65.5 m<sup>2</sup>  
705 ft<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.


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**Local Authority:**  
Southend-On-Sea City Council

**Tenure:**  
Leasehold

**Council Tax Band:**  
B

### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	<b>81</b>	<b>81</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon.

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