



## FROBISHER WAY

SOUTHEND-ON-SEA, SS3 8XD

**GUIDE PRICE £115,000**  
LEASEHOLD

**\*\* £115,000 - £125,000 \*\* - AVAILABLE TO BUY TO LET INVESTORS ONLY - CURRENTLY TENANTED AT £700PCM - READY MADE INVESTMENT - STYLISH STUDIO FLAT BOASTING A LONG 999 YEAR LEASE AND COMMUNAL GARDENS. POSITIONED A STONES THROW FROM ASDA SUPERMARKET AND AMENITIES**

**RP&C.**  
RICKY, PLANT & CHEN-PORTER



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- Second floor studio flat • Investment opportunity - sold with tenant in situ • 999 year lease • Communal gardens • Beautifully presented accommodation • Rarely available opportunity • Entryphone system • Improved kitchen area • Walking distance of ASDA Supermarket and amenities • Rental yield of over 6%



### Prime Buy-to-Let Opportunity – Studio Apartment with Tenant in Situ

This beautifully presented second-floor studio flat offers an exceptional opportunity for buy-to-let investors, complete with a tenant in situ ensuring immediate rental income. Boasting a long lease and access to well-maintained communal gardens, the property combines convenience, comfort, and strong investment potential.

Inside, the home features a bright and versatile open-plan lounge/bedroom, a recently upgraded separate kitchen, a modern three-piece shower room, and ample storage space throughout. Finished to a high standard, it's ready-made for both tenant satisfaction and landlord peace of mind.

Situated in a prime Shoebury location, residents benefit from excellent access to ASDA supermarket, local shops, and a wide range of amenities.

Transport links, leisure facilities, and the seafront are all within easy reach, making this a sought-after rental spot.

With its rare combination of quality presentation, strong rental yield, and secure tenancy, this property is an outstanding addition to any investment portfolio.

### Second floor studio flat

Lounge/bedroom

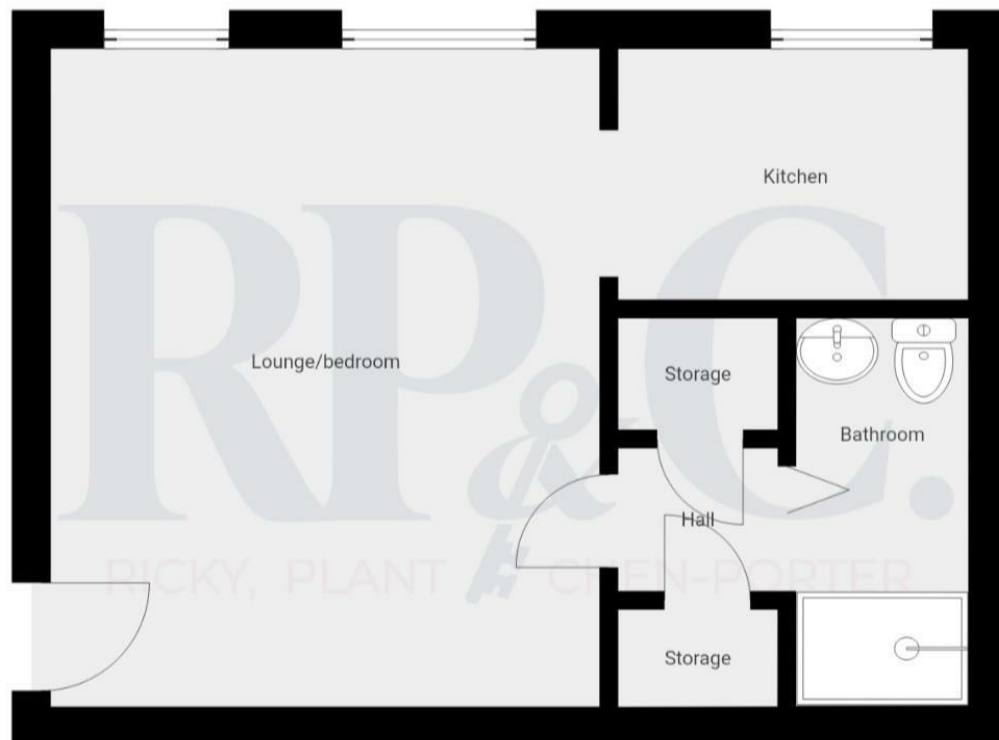
Kitchen

Shower room

Communal gardens

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	74	78
(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	

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 and potential buyers/tenants are advised to recheck the measurements

RP & C Estate Agents  
15 Nelson Street  
Southend On Sea  
SS1 1EF

01702 844984  
info@rpcestateagents.co.uk  
www.rpcestateagents.co.uk

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