



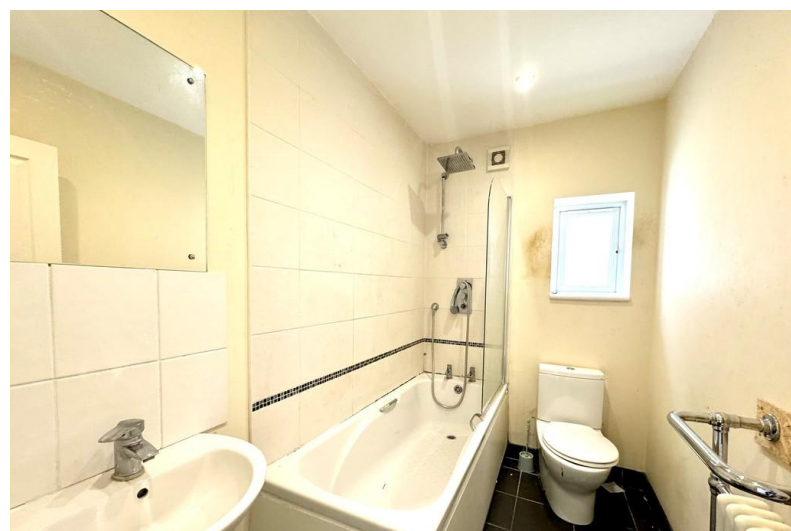
Preston Road

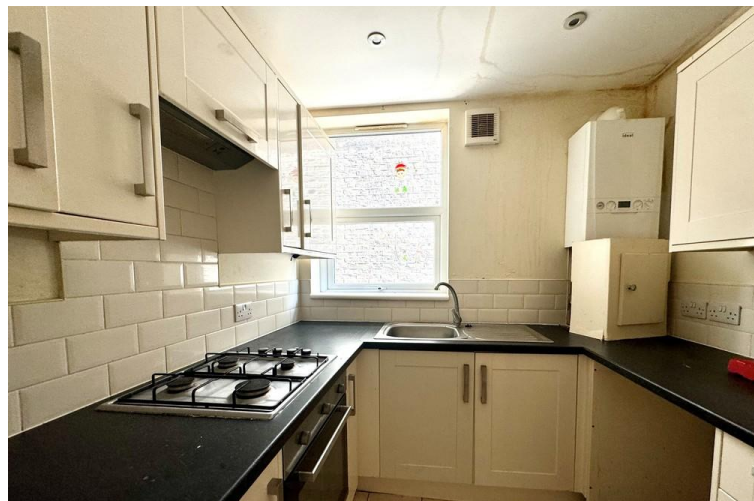
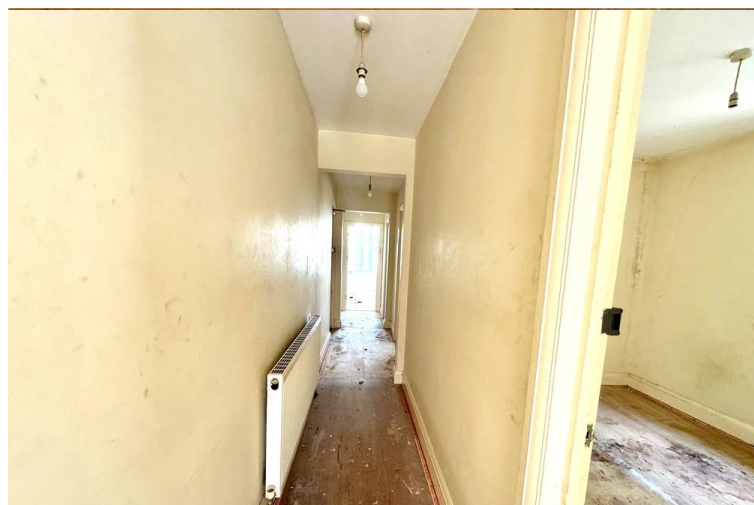
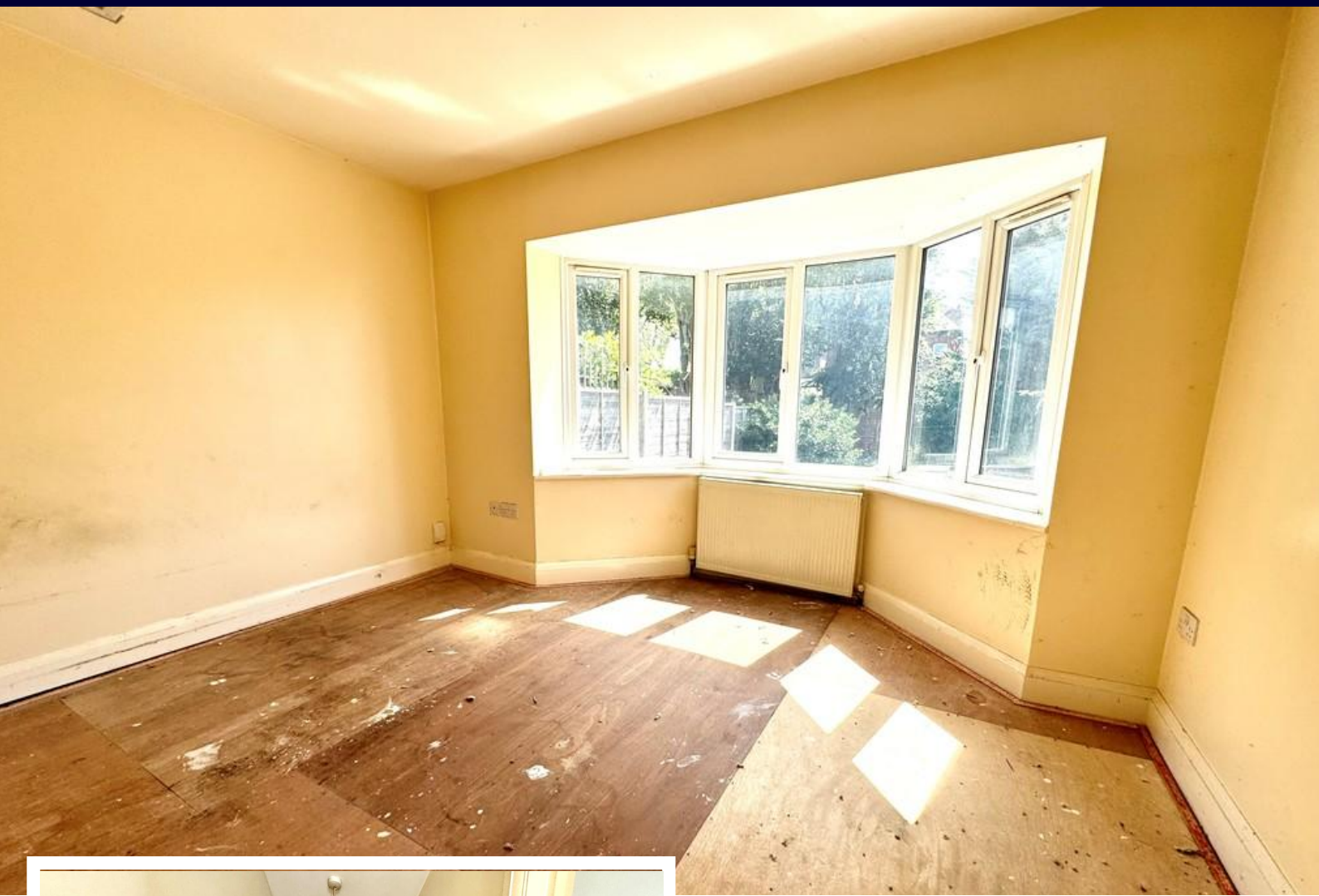
Westcliff-on-Sea

- SUBSTANTIAL THREE STOREY PROPERTY
- ENTIRE FREEHOLD PURCHASE
- COMPRISING OF FIVE SELF CONTAINED FLATS
- OFF ROAD PARKING TO THE FRONT

Guide Price £775,000

****FIVE FLATS** **FANTASTIC INVESTMENT OPPORTUNITY** **ENTIRE FREEHOLD**** A detached three storey building comprising of five flats, including a rear garden and off road parking to the front.





A hugely unique opportunity to acquire a three storey property with the entire freehold, comprising of 5 self contained flats. Situated in a hugely popular residential area close to the train station, seafront and Hamlet Court Road with all its amenities.

Externally you have off road parking to the front and a generous rear garden.

The property will be purchased with vacant possession.

FLAT A

HALLWAY

24' 4" x 3' 3" (7.42m x 0.99m)

LIVING ROOM

14' 6" x 11' 6" (4.42m x 3.51m)

BEDROOM ONE

12' 3" x 11' 2" (3.73m x 3.4m)

BEDROOM TWO

10' 7" x 8' 8" (3.23m x 2.64m)

KITCHEN

7' 6" x 7' 6" (2.29m x 2.29m)

BATHROOM

8' 0" x 5' 1" (2.44m x 1.55m)

FLAT B

HALLWAY



LIVING ROOM

15' 6" x 11' 9" (4.72m x 3.58m)

KITCHEN

8' 8" x 5' 5" (2.64m x 1.65m)

BEDROOM ONE

17' 3" x 9' 2" (5.26m x 2.79m)

BEDROOM TWO

10' 5" x 8' 0" (3.18m x 2.44m)

BATHROOM

8' 0" x 6' 4" (2.44m x 1.93m)

FLAT C

LIVING ROOM/KITCHEN

17' 0" x 12' 4" (5.18m x 3.76m)

BEDROOM

12' 4" x 11' 2" (3.76m x 3.4m)

HALL

BATHROOM

8' 1" x 7' 6" (2.46m x 2.29m)

FLAT D - TBC

FLAT E

ENTRANCE HALL (FIRST FLOOR)

LANDING

6' 3" x 6' 1" (1.91m x 1.85m)

BEDROOM ONE

18' 9" x 11' 1" (5.72m x 3.38m)

BEDROOM TWO

12' 0" x 11' 2" (3.66m x 3.4m)

BATHROOM

LIVING ROOM/KITCHEN

25' 0" x 11' 9" (7.62m x 3.58m)

COUNCIL TAX BANDS

LOCAL AUTHORITY - SOUTHEND ON SEA

FLAT A - BAND B

FLAT B - BAND B

FLAT C - BAND A

FLAT D - BAND A

FLAT E - BAND B

EPC RATINGS

FLAT A - BAND C - CURRENT 74 / POTENTIAL 78

FLAT B - BAND C - CURRENT 70 / POTENTIAL 78

FLAT C - BAND C - CURRENT 75 / POTENTIAL 80

FLAT D - BAND C - CURRENT 76 / POTENTIAL 80

FLAT E - BAND D - CURRENT 62 / POTENTIAL 66

These particulars are accurate to the best of our knowledge but do not constitute an offer or contract. Photos are for representation only and do not imply the inclusion of fixtures and fittings. The floor plans are not to scale and only provide an indication of the layout.



Regulated by RICS

t. 01702 34 11 77

More than an estate agent

www.hairandson.co.uk

Residential Sales
190 London Road
Southend-On-Sea
Essex SS1 1PJ

