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Maple Avenue, SS9 1PR
3 Bedrooms
First & Second Floor Duplex Apartment
Guide Price £350,000-£375,000

To arrange a viewing
call 01702 480 666

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FOR SALE

Maple Avenue, SS9 1PR

Guide Price £350,000-£375,000

This gorgeous three bedroom first and second floor duplex apartment located in the heart of Leigh on Sea comes with the most amazing rear garden accessed from the kitchen, which on a sunny day makes you feel that you are in the Mediterranean with different sections one which is covered, one with a summerhouse perfect to work from or a bar! Internally on the first floor there is the lounge, fitted kitchen, main bedroom and bathroom with two further bedrooms on the second floor all accessed by your own front door.

Entrance

Paved pathway to front door.

First Floor Landing

Coved cornice to ceiling, radiator, stairs leading to second floor landing and carpet.

Lounge 13' 4" x 10' 10" (4.06m x 3.30m)

Window to the side, coved cornice to ceiling, feature fireplace, built in storage radiator, built in cupboard, laminate flooring and doors off.

Kitchen 11' 1" x 9' 1" (3.38m x 2.77m)

Double glazed window and door to the rear onto the enclosed balcony, smooth plastered ceiling, wall and base level units with wooden work tops, butler sink and drainer with mixer tap, integrated oven with gas hob over, space for fridge freezer, radiator and laminate flooring.

Bedroom One 13' 5" x 11' 10" (4.09m x 3.60m)

Double glazed window to the front, coved cornice to smooth plastered ceiling, picture rail, radiator and laminate flooring.

Bathroom

Double glazed windows to the rear and side, three piece suite comprising of panelled bath with wall mounted and handheld shower attachment, vanity wash hand basin with mixer tap, low level WC, part tiled to walls, radiator and tiled flooring.

Second Floor Landing

Doors off.

Bedroom Two 17' 8" x 7' 10" (5.38m x 2.39m)

Skylights, space for bed and lounge area, smooth plastered ceiling, radiator and laminate flooring.

Bedroom Three 10' 2" x 7' 10" (3.10m x 2.39m)

Skylights, smooth plastered ceiling, radiator and laminate flooring.

Rear Garden

Accessed from the enclosed balcony with shared steps down, leading to the most gorgeous garden which is shingled and has different areas one is covered and is very secluded due to the planting and a summerhouse which would make a perfect work space or bar.

Agents Note

There is an absentee freeholder but the lease is 978 years long as the freeholder there has been no ground rent or service charge requests.

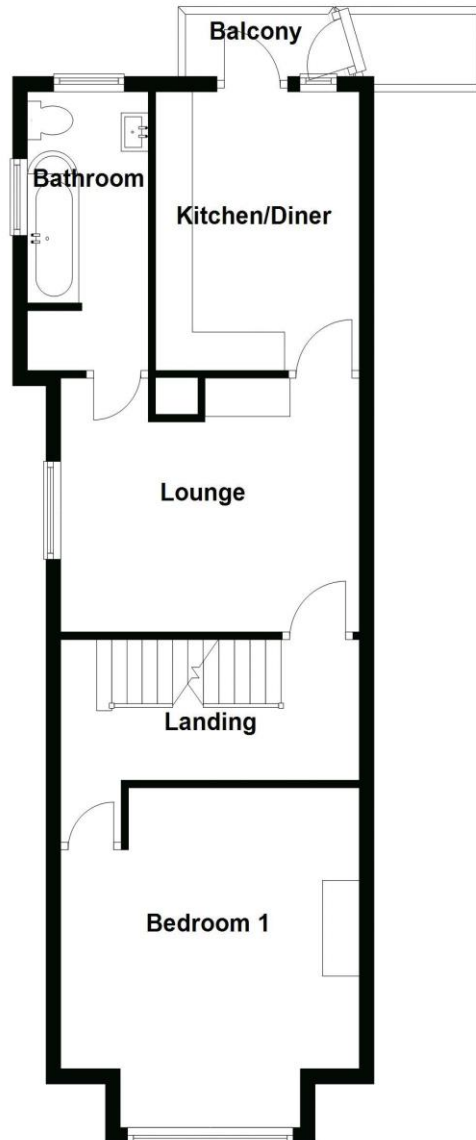
To arrange a viewing of this super property call 01702 480 666
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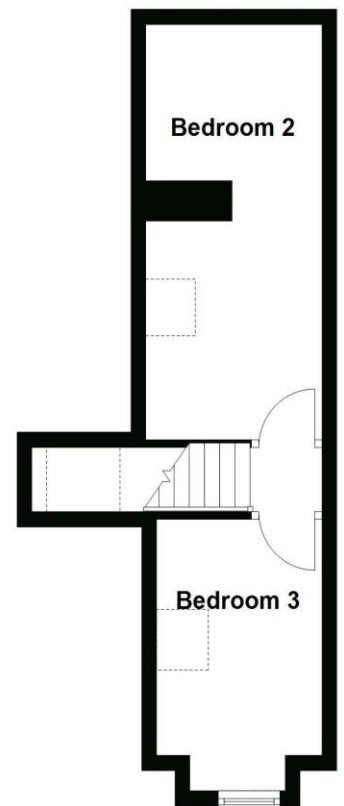
3 BEDROOMS / FIRST AND SECOND FLOOR DUPLEX APARTMENT / AMAZING GARDEN

Floor plans

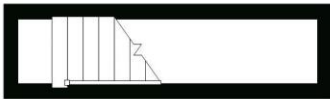
First Floor
Approx. 55.3 sq. metres (594.9 sq. feet)



First Floor
Approx. 24.3 sq. metres (261.5 sq. feet)



Ground Floor
Approx. 3.4 sq. metres (36.6 sq. feet)



Total area: approx. 83.0 sq. metres (893.0 sq. feet)

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