

15, Leigh Brook Mews, Pavilion Drive

Leigh-on-sea SS9 3JS

Tenure:
Guide price £290,000



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B	81	81
(69-80)	C		
(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	

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Allocated
Off Street
Parking

Pavilion Drive

Leigh-on-sea SS9 3JS

Guide Price £290,000 - £300,000.

Home Estate Agents are pleased to offer for sale this superb two bedroom first floor purpose built apartment located in the heart of Leigh-on-Sea which benefits from immaculate internal condition, allocated off street parking and a long lease.

The accommodation comprises; communal entrance with stairs to first floor and private door into; hallway, fantastic open-plan kitchen/living room, modern bathroom, two bedrooms and en suite to master. Externally, this lovely apartment boasts allocated of street parking for one car and access to the communal gardens.

The property is further served by gas central heating and offers double glazing throughout.

Situated just off Pavilion Drive in Leigh-on-Sea, this wonderful home is within close proximity to all amenities with transport routes and parks nearby. Also within easy reach is the fashionable Broadway with its array of bars, cafés, restaurants and popular boutiques.

A perfect first time purchase, internal viewings are advised to appreciate this stunning flat.

Accommodation Comprises:

Entrance

Secure communal entrance with stairs rising to first floor and private door into:

Hallway

Down lights, video entry system, thermostat, floor to ceiling storage cupboard, radiator and laminate floor. Doors into:

Open Plan Kitchen/Living Room
18'1 x 11'7

Lounge Area

Double glazed windows to front with bespoke fitted blinds, curtain rail and curtains, down lights, radiator and laminate flooring.

Kitchen Area

Rolled edge work surfaces with a range of high gloss base, drawer and cupboard units with matching eye level wall cabinets, bowl sink with drainer and taps, four burner gas hob with extractor

over, integrated electric oven, fridge freezer, slimline dishwasher and washer/dryer, part tiled walls.

Bedroom One 20'4 x 10'5
Double glazed windows to front, down lights, radiator and fitted carpet. Door into:

En-Suite

Down lights, WC, wash hand basin with mixer tap, wall mounted mirror with cabinet, walk in shower, heated towel rail, part tiled walls and vinyl flooring.

Bedroom Two 10'9 x 7'0
Double glazed windows to the front, down lights, radiator and fitted carpet.

Bathroom

Down lights, extractor, wash hand basin with mixer tap, WC, bath with shower over, wall mounted mirror, heated towel rail, part tiled walls and vinyl flooring.

Externally

Parking

Allocated off street parking for one car.

Communal Areas

The property has access to communal gardens, bin store and bike store



To view this property call **01702 480033**