



Flat 8 Alexandra House



# Flat 8, Alexandra House 10 Alexandra Street Southend-On-Sea Essex SS1 1BU

Home Of Leigh are very excited to offer for sale this super stylish one bedroom second floor apartment, which has been beautifully maintained by the current owner and benefits from its own private south facing terrace as well as a communal top floor roof terrace.

The accommodation comprises; entrance hall, a spacious open plan lounge dining & kitchen area with bi folding doors opening to the terrace, a great size double bedroom also giving access to the terrace and a modern three piece shower room.



Externally the property benefits from a great size south facing terrace as well as a communal top floor roof terrace, creating a wonderful space for outside dining and entertaining.

Located in Alexandra Street in the heart of Southend On Sea, this cool apartment is perfectly located for all the shops, bars and restaurants on hand in the High Street, as well as being within walking distance of the beach and Southend Central mainline railway station, giving direct access to London Fenchurch Street.

## Accommodation Comprises

The property is approached via a secure video entry system into a well maintained communal areas with stairs and lift access to all floors with further private door leading to:

## Entrance Hall 8'5 x 3'1

Wood flooring, smooth plastered ceiling with inset spotlighting, large built in storage cupboard housing plumbing and space for washing machine, wall mounted boiler (n/t). Doors to:



#### Open Plan Lounge & Dining Room 22'4 x 15'1

A wonderful south facing room with two sets of double glazed patio doors to the front aspect giving access to a sunny patio area, wood flooring, smooth plastered ceiling, two radiators. The kitchen area is fitted to include a sink unit with mixer tap inset into a range of square edge worksurfaces with cupboards and drawers beneath, integrated oven and four ring electric hob with extractor hood above, further range of matching eye level wall mounted units with concealed lighting beneath, integrated fridge and separate freezer, integrated dishwasher, integrated eye level microwave oven.



#### Balcony 24'1 x 4'2

Balcony with tiled flooring with wrought iron railings, outside lighting.

#### Bedroom 14'4 x 8'9

Double glazed patio doors to front aspect giving access to the balcony, wood flooring, smooth plastered ceiling, radiator.

#### Shower Room 8'2 x 3'1

Modern three piece suite comprising fully tiled shower cubicle, low level WC, wash hand basin with mixer tap, fully tiled to surrounding walls, tiled flooring, smooth plastered ceiling with inset spotlighting, heated towel rail.

#### Storage Cupboard 4'8 x 4'2

Carpeted, power and lighting connected.



## Externally

### Roof Terrace

The property benefits from a communal roof terrace on the top floor allowing ample space for outside dining and entertaining with far reaching estuary views.

### Lease Information

Lease 248 years remaining

Ground Rent £0

Service Charge £116 PCM (£1,392 Per Annum)

Please note this lease information has been provided by the vendor and we have not substantiated it with solicitors.





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SOUNDS  
BETTER  
WITH  
YOU.

Cheers  
Salud  
CINCIN  
SANTÉ  
PROST



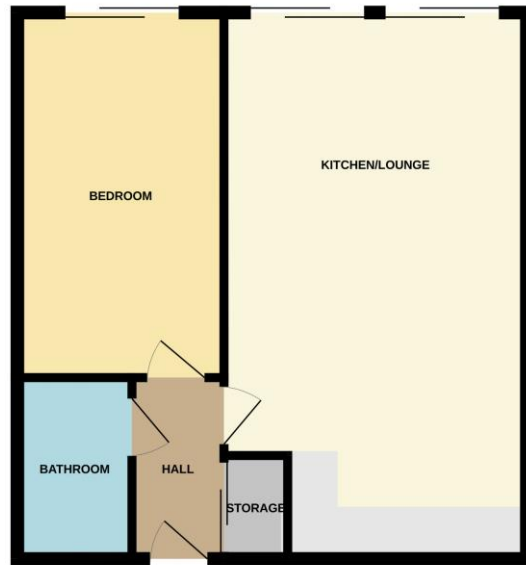








## SECOND FLOOR



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## Price £225,000 Leasehold

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