



205 City Apartments

205 City Apartments London Road Leigh-on-Sea Essex SS9 2AD

Home Of Leigh are very excited to offer for sale this super smart and surprisingly spacious two bedroom top floor apartment, located at the rear of the block and affording delightful views over the surrounding area.

The accommodation comprises; entrance hall, a large open plan lounge, kitchen and dining area with access to the balcony, a modern three piece bathroom, two great size double bedrooms which both have fitted wardrobes along with an en suite shower room off the master bedroom.

Externally the property has access to a delightful balcony and further access to a communal roof



terrace, whilst there is parking to the rear for one vehicle.

Located on the London Road in Leigh On Sea, this beautifully presented apartment is perfectly positioned to take full advantage of the shopping facilities close by and local bus routes giving access into Southend and the surrounding areas. Leigh Broadway is also within a short stroll along with the mainline railway station, giving direct access into London Fenchurch Street.

Accommodation Comprises

The property is approached via secure entry phone with stairs and lift access to all floors with further private door leading to:

Entrance Hall 11'6 x 4'6

Wood flooring, built-in cupboard housing boiler (not tested), smooth plastered ceiling with inset spotlighting, radiator, doors to:



Lounge 15'9 x 13'5

Double glazed window and door to rear aspect giving access to the balcony, continuation of wood flooring, smooth plastered ceiling with inset spotlighting, radiator.

Bedroom One 12'4 x 11'9

Double glazed window to rear aspect with door to Juliette balcony, carpeted, smooth plastered ceiling with inset spotlighting, floor to ceiling fitted wardrobe, radiator, door to:

En-Suite Shower Room 7'1 x 4'1

Modern three piece suite comprising; fully tiled shower cubicle, low level WC, half pedestal wash hand basin with mixer tap, heated towel rail.

Bedroom Two 15'9 x 8'8

Two double glazed windows to rear aspect, carpeted, smooth plastered ceiling with inset spotlighting, fitted floor to ceiling wardrobe, radiator.

Bathroom 7'1 x 6'3

Modern suite comprising; bath with mixer tap, low level WC, half pedestal wash hand basin with mixer tap, integrated TV over the bath, heated towel rail.



Open Plan Lounge & Kitchen 24'7 x 15'9 (reducing to 10'8

A fabulous open plan living space with two clearly defined areas:

Kitchen 10'8 x 7'9

The kitchen is fitted to include a sink unit with mixer tap, inset into a range of work surfaces with cupboards and drawers beneath, integrated oven, microwave oven and washer/dryer, matching range of eye level wall mounted units, five ring gas hob with extractor hood above, wood flooring, smooth plastered ceiling with inset spotlighting, open plan to:

Externally

Roof Terrace

The property has access to a communal roof terrace.

Parking Facilities

The property benefits from parking for one vehicle.

Lease Information

Lease: 119 years remaining

Ground Rent: £250 Per Annum

Service Charge: £1880 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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Price £400,000 Leasehold

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