



1 Mulberry Cottages

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Billett Lane

Leigh-on-Sea

Essex

SS9 2EQ

Home Estate Agents welcome to the market Mulberry Cottage, a charming two-bedroom fisherman's cottage nestled in the picturesque area of Old Leigh-On-Sea, located on Billet Lane. This delightful property offers a unique blend of character both inside as well as relaxing outdoor space, making it an ideal home for those seeking a tranquil lifestyle by the coast.

As you step inside, you will be greeted by a warm and inviting atmosphere, perfect for relaxation. The cottage boasts two well-proportioned bedrooms, providing ample space for rest and privacy. The interior is thoughtfully designed, ensuring a comfortable living experience.



One of the standout features of Mulberry Cottage is its breathtaking views of the estuary. Imagine waking up each morning to the serene sight of the water, with the gentle sounds of nature surrounding you. This idyllic setting is perfect for those who appreciate the beauty of the outdoors and wish to enjoy leisurely walks along the coastline.

In addition to its stunning views, the property also offers convenient parking, a valuable asset in this charming area. Whether you are a first-time buyer, an investor looking for an opportunity by the sea, or simply

looking for an idyllic weekend retreat, Mulberry Cottage presents an excellent opportunity to own a piece of coastal paradise.

With its prime location in Old Leigh-On-Sea, you will find yourself within easy reach of local amenities, including buzzing cafes, traditional pubs and great restaurants, all while enjoying the peaceful ambiance that this quaint cottage has to offer. Do not miss the chance to make Mulberry Cottage your new home, where comfort and beauty come together in perfect harmony.



window offering exceptional estuary views, skirting, staircase leading to first floor, radiator. Steps down to:

Kitchen

Continuation of wood effect laminate flooring, Sash window offering stunning estuary views, beams to ceiling, door to rear leading to the garden, range of base units with complimentary worksurfaces and matching eye level wall mounted units, electric oven and hob with extractor over, spotlighting, original wooden beams to ceiling, radiator.

First Floor Landing

Carpeted and doors to:

Master Bedroom 10'11 x 10'7

Carpeted, wooden Sash window, skirting, wall lights, fitted wardrobes and desk space, radiator.

Bedroom Two 8'3 x 8'3

Carpeted, wooden Sash window offering incredible estuary views, ceiling light, recess with access via hatch to boarded loft space, radiator.



Accommodation Comprises

The property is approached via patio area with private wooden entrance door into:

Lounge 10'5 x 11'1

Wood effect laminate flooring, wooden Sash window offering views of the estuary, skirting, wall lights, beams to ceiling, open chimney breast with tiled hearth and electric log burner, radiator. Archway through to:

Dining Room 11'4 x 11'1

Continuation of wood effect laminate flooring, Sash

Bathroom 8'1 x 6'8

Checker board vinyl flooring, bath with shower over, porcelain wash hand basin, storage cupboard, WC, double glazed wooden Sash window with amazing estuary views, radiator, wall light.

Externally

Outbuilding/Utility Room

Utility room with wooden flooring, washing machine, freezer.

Rear Garden

Rear garden with patio area offering expansive views towards Southend and London, gated side access, decking and steps down to the remainder of the lawn, storage shed, established hedges.











Price: £580,000 Freehold

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