



Leigh Road, Leigh-On-Sea
£245,000

home.

Flat 1, 114 Leigh Road

Leigh-On-Sea
SS9 1BU



- Stunning First Floor Flat
- Spacious and Bright Open Plan Lounge with Bay Window
- Contemporary Kitchen with Dual Aspect Windows
- Two Double Bedrooms
- Modern Bathroom with 'P' Shape Bath
- Secure Entryphone System
- No Onward Chain and a Long Lease
- In a Superb Location on Leigh Road, Close to Leigh Broadway and a Short Stroll to Chalkwell Station

Interested?

Give us a call or request a viewing below. Our team are always on-hand and willing to help you.

01702 480 033





Property Overview

Home Estate Agents are delighted to present this stunning first floor flat located on Leigh Road in Leigh-On-Sea. This two double bedroom property is a perfect choice for first time buyers, commuters or investors alike.

Upon entering, you will find a welcoming lounge that is bathed in natural light, thanks to the lovely bay window that overlooks the bustling Leigh Road. This space is ideal for both relaxation and entertaining guests. The property features two well-proportioned double bedrooms, one of

which is currently utilised as a dressing room/office, providing versatility to suit your lifestyle needs.

The heart of the home is undoubtedly the open plan lounge that seamlessly connects to a contemporary kitchen. The kitchen is equipped with fitted appliances and benefits from dual aspect windows, ensuring a bright and airy atmosphere while you prepare meals.

Completing this delightful property is a modern bathroom, featuring a 'p' shaped bath, perfect for unwinding after a long day.



Situated in an excellent location, this house is just moments away from Leigh Broadway, where you can enjoy a variety of shops, cafes, and restaurants. Additionally, Chalkwell Station is a short walk away, providing easy access to London and beyond.

This property is an ideal choice for those seeking a stylish and convenient home in a vibrant community. Do not miss the opportunity to make this lovely house your own.



Accommodation comprises of...

Communal Entrance

Carpeted stairs leading to first floor landing, skirting, pendant ceiling light, phone entry system.

Entrance Hall

Carpeted, skirting, pendant ceiling light, electric heater. Doors leading to bedroom one, bedroom two, bathroom & lounge.

Bedroom One

Carpet flooring, skirting, pendant ceiling light, electric radiator, double glazed window to side aspect, storage cupboard storing the hot water tank.

Bedroom Two

Carpet flooring, skirting, pendant ceiling light, electric radiator, double glazed window to side aspect.

Bathroom

Wood effect laminate flooring, skirting, ceiling light, part tiled walls, w.c, sink with storage under, 'P' shaped panelled bath with electric shower & stainless steel mixer tap, electric heater, extractor fan.

Lounge

Carpet flooring, skirting, pendant ceiling light, electric radiator, double glazed bay window to the front aspect. Open into the kitchen.

Kitchen

Wood effect laminate floor, skirting, ceiling light, double glazed windows to side aspect and front aspect. The kitchen has base & wall cabinets, stone effect work surface, sink with drainer & stainless steel mixer tap, fitted Neff oven with four ring Neff induction hob with extractor over, space for washing machine, tiled splash back.

Lease Information

Lease: 146 years remaining
Ground Rent: £250 Per Annum
Service Charge: £500 Per Annum

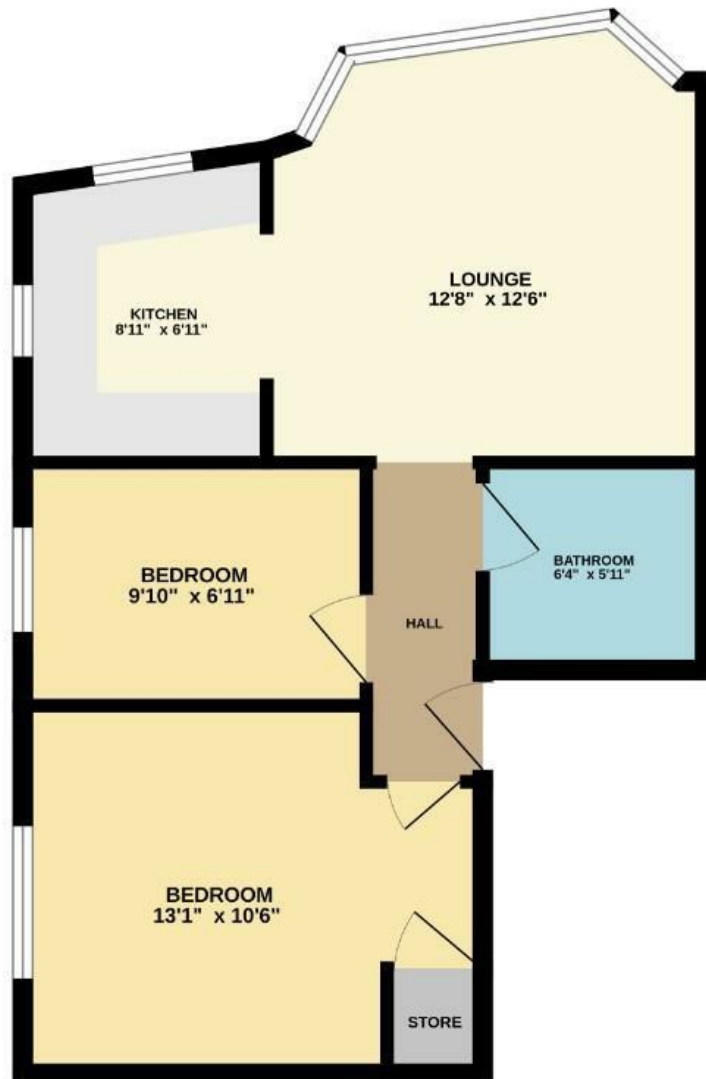
Please note this lease information has been provided by the vendor and we have not substantiated it with solicitors.

Agents Note

There is a tenant in situ and the property will be sold with vacant possession.



GROUND FLOOR
469 sq.ft. approx.



TOTAL FLOOR AREA : 469 sq.ft. approx.
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Property Details

2 Bedrooms
1 Bathrooms
1 Reception Rooms
Flat

Approx. 469.00 sq ft
EPC band: E
Tenure: Leasehold
Council Tax Band: A

£245,000

Interested?

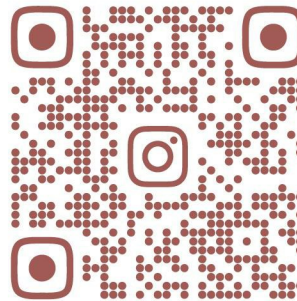
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