



Broadway West, Leigh-On-Sea
£495,000

home.

St. Clements Court Broadway West

Leigh-On-Sea
SS9 2BP



- Wonderful Two Bedroom Fifth Floor Apartment
- Incredible Panoramic Estuary Views
- Heart Of Leigh-on-Sea
- Share Of Freehold
- South Facing Lounge With Fabulous Estuary Views
- Modern Fitted Kitchen
- Secure Underground Parking
- Immediate Proximity To Local Schools, Parks, Seafront & Mainline Railway 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





Home Of Leigh are delighted to offer for sale this wonderful two bedroom fifth floor apartment, located on the enviable south/west corner of this iconic block in the heart of Leigh On Sea and which not only benefits from secure underground parking, but some incredible panoramic estuary views.

With all rooms benefiting from a south or west facing aspect, the well maintained living accommodation includes; spacious entrance hall with ample storage

facilities, a south facing lounge with fabulous estuary views, a separate and modern fitted kitchen, two great size double bedrooms both with fitted wardrobes and a modern three piece shower room.

The property also benefits from secure underground parking for one vehicle and a share of the Freehold.



Situated within St. Clements Court, a sought-after residential apartment complex in the heart of Leigh-on-Sea, this wonderful home is within immediate proximity to local amenities which includes nearby schools, parks, seafront and mainline railway station - serving London Fenchurch Street for commuters. Also within a short stroll is Leigh's fashionable Broadway and its array of bars, cafes, restaurants and popular boutiques.

Accommodation Comprises:

The property is approached via secure entry phone system into well maintained communal areas with stairs and lifts to all floors.

Entrance Hall:

18'1 (reducing to 8'9) x 12'5

A great size entrance hall which is carpeted, three built-in storage cupboards, plate rack, cast iron effect radiator, doors to:

Lounge:

16'1 x 14'4

Double glazed windows to front aspect with wonderful estuary views, carpeted, serving hatch through to the kitchen, two cast iron effect radiators.

Kitchen:

12'8 x 6'3

Double glazed window to side aspect with both estuary views and additional views down Marine Parade out towards Hadleigh Castle. The

kitchen is fitted to include a double drainer sink unit with mixet tap, inset into a range of work surfaces with cupboards and drawers beneath, built-in double oven and four ring electric hob, further range of matching eye level wall mounted units, appliance space and plumbing for washing machine, space for fridge/freezer.

Bedroom One:

16'1 x 10'3

Double glazed window to front aspect with estuary views, carpeted, built-in floor to ceiling wardrobes with sliding doors, additional built-in shelving cupboard, cast iron effect radiator.

Bedroom Two:

13'1 x 7'9

Double glazed window to side aspect with views towards the estuary and Hadleigh Castle, carpeted, fitted wardrobe with sliding doors, cast iron effect radiator.

Shower Room:

8'1 x 6'9

Double glazed window to side aspect with views towards the estuary and Hadleigh Castle, modern three piece suite comprising; fully tiled shower cubicle, low level WC, wash hand basin with mixer tap and vanity cupboard beneath, fully tiled to surrounding walls, tiled flooring, built-in storage cupboard, heated towel rail.

Parking Facilities:

The property benefits from secure underground parking for one vehicle.

Lease Information

Share Of Freehold

Lease: 166 years remaining

Ground Rent: £0

Service Charge: Approx £4,000 Per Annum

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











FIFTH FLOOR
750 sq.ft. approx.



TOTAL FLOOR AREA: 750 sq.ft. approx.
Made with Metropix © 2025

Property Details

2 Bedrooms
1 Bathrooms
1 Reception Rooms
Flat

Approx. sq ft
EPC band:
Tenure: Share of Freehold
Council Tax Band: C

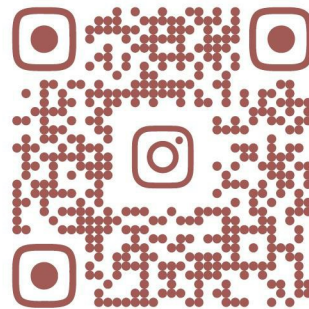
£495,000

Interested?

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

01702 480 033

home.



Scan QR code for
our Instagram

homeofleigh.com

The Old Bank, 26 Broadway
Leigh-on-Sea, SS9 1AW

01702 480 033

