



Westborough Road, Westcliff-On-Sea
£250,000

home.

Flat 2 461 Westborough Road

Westcliff-On-Sea
SS0 9TJ



- Large First Floor Flat
- Two Spacious Double Bedrooms
- Bright and Airy Lounge with Bay Window
- Great Size Three Piece Bathroom Suite
- Contemporary Kitchen
- One Allocated Parking Space to Rear
- Private Rear Garden
- Perfect for First Time Buyers, Hospital Workers or Commuters
- Within the School Catchment for Chalkwell and a Short Walk to all Grammar Schools
- Excellent Location Close to Chalkwell Park, Chalkwell Train Station and Southend Hospital

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 Estate Agents are delighted to present this spacious two-bedroom first floor flat located on Westborough Road in Westcliff-On-Sea. This large property boasts two generously sized double bedrooms, making it ideal for couples, small families, or those seeking extra space for guests or a home office.

As you enter, you will be greeted by a bright and airy lounge that offers a perfect setting for relaxation or entertaining. The contemporary kitchen is well-equipped and designed to meet modern living standards, while the large, modern bathroom adds a touch of luxury to your daily routine. The flat has been beautifully finished throughout, showcasing a

delightful blend of original features and contemporary design, including elegant shutters on the windows that enhance both privacy and style.

Externally, the property benefits from one allocated parking space in the communal car park, ensuring convenience for residents. Additionally, there is access to a rear garden, providing a lovely outdoor space for enjoying the fresh air or hosting gatherings.

The location is particularly appealing, as it falls within the catchment area for Chalkwell Hall Infant and Junior School and is within walking distance to several Grammar Schools,



making it an excellent choice for families. Furthermore, the flat is conveniently situated close to Chalkwell Park, perfect for leisurely strolls or outdoor activities, and is just a short walk from Chalkwell train station, offering easy access to transport links. Southend Hospital is also nearby, adding to the practicality of this wonderful home and a great choice for those working in the NHS.

This flat is a perfect blend of comfort, style, and convenience, making it an excellent opportunity for anyone looking to settle in a vibrant community. Don't miss your chance to view this delightful property.



Accommodation Comprises

The property is approached via porch area with light and communal entrance door into communal hallway. Private entrance door with stairs leading to:

First Floor Landing

Carpeted, skirting, ceiling light, access to part boarded and insulated loft via hatch, storage cupboard with space and plumbing for washing machine. Doors to:

Bedroom Two

12'6 x 10'8

Carpeted, skirting, picture rail, ceiling light, double glazed window to rear and side aspect both with shutters, radiator.

Bathroom

9'2 x 6'1

Tiled flooring, skirting, down lights, extractor fan, tiled panelled bath with shower over, double glazed obscure window to side aspect, WC, wash hand basin with vanity storage beneath, heated towel rail.

Bedroom One

13'9 x 12'11

Carpeted, skirting, picture rail, ceiling light, fitted wardrobes, double glazed window to rear aspect with shutters, radiator.

Kitchen

10'0 x 6'0

Wood effect laminate flooring, skirting, picture rail, ceiling light, double glazed window to front aspect with shutters, radiator. The kitchen is fitted to include a range of base units with wood effect rolled edge worksurfaces and matching eye level wall mounted units, inset sink with drainer and mixer tap, space for fridge freezer, built-in oven with four ring electric hob and extractor over, space for dishwasher, Ideal combi boiler,

Lounge

16'2 x 13'9

Wood effect laminate flooring, skirting, picture rail, coved cornice, ceiling light, double glazed bay window to front aspect with shutters, built-in shelving/office space to alcoves, two radiators.

Externally

Parking

Private car park with allocated space for one vehicle and access to the rear garden.

Rear Garden

Rear garden is mainly laid to lawn with storage shed to rear (to remain).

Lease Information

Lease: 175 years remaining

Ground Rent: £0

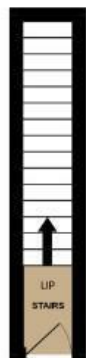
Service Charge: £1200 Per Annum

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



GROUND FLOOR
785 sq. ft. approx.

1ST FLOOR
785 sq. ft. approx.



TOTAL FLOOR AREA : 785 sq.ft. approx.
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Property Details

2 Bedrooms
1 Bathrooms
1 Reception Rooms
Flat

Approx. 785.00 sq ft
EPC band: C
Tenure: Leasehold
Council Tax Band: A

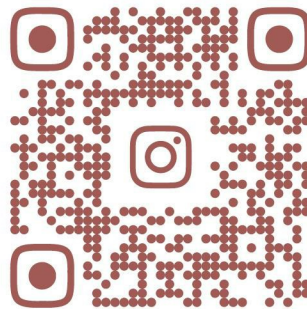
£250,000

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home.



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