

1ST FLOOR
APPROX. FLOOR
AREA 59.9 SQ.M.
CORRINGHAM ROAD
TOTAL APPROX. FLOOR AREA 721 SQ.FT. (67.0 SQ.M.)
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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- Accompanied Viewings
- Excellent photography & Floorplans
- Highly Experienced Agency, 1000's successfully SOLD



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	66	71
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

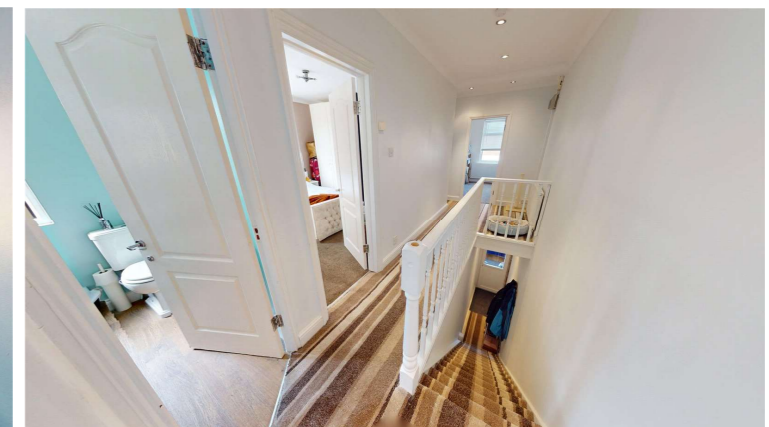
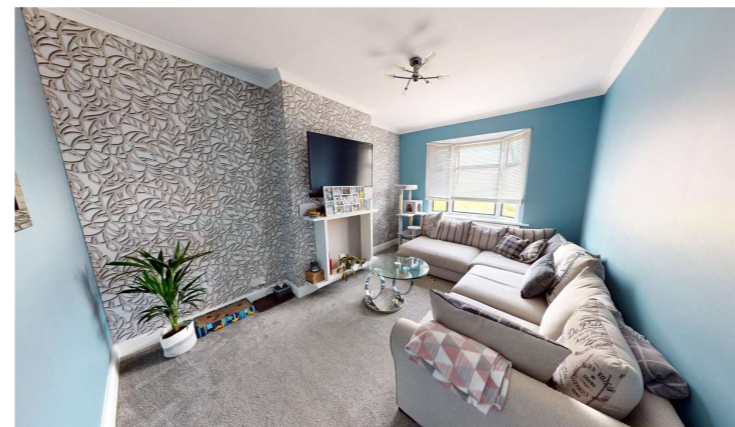
SMALL ENOUGH TO CARE
BUT BIG ENOUGH TO SUCCEED
IN SELLING YOUR HOME

SELL YOUR HOME WITH US >



Corringham Road, Stanford-Le-Hope, Essex, SS17 0AH | Offers Over: £200,000

- 2 Bedroom 1st floor Flat with own direct Entrance
- Minutes walking to Train Station, Park & Shops
- An array of food outlets and pub/ restaurants very close by
- No Service Charge & 90 + year Lease remaining



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Fantastic location for living amongst the vibrancy of the town centre with its array of restaurants, pubs & commuter benefits of Fenchurch Street line serving train station. This very spacious 2 bedroom, first floor flat is impressive throughout and is offered with a 90+year lease, No Service Charge

BATHROOM: The bathroom is impressive and comprises character, bathroom suite, feature radiator, wood style flooring and double glazed window. Coving to smooth plastered ceiling. Access to loft space.

Fantastic location for living amongst the vibrancy of the town centre with its array of restaurants, pubs & commuter benefits of Fenchurch Street line serving train station. This very spacious 2 bedroom, first floor flat is impressive throughout and is offered with a 90 + year lease & no service charge.

LEASE INFO: We are advised there is a 90 + year lease remaining. Nil service charge. £50 per annum, ground rent information.

GROUND FLOOR ENTRANCE/LOBBY: Newly carpeted staircase gives access to first floor landing.

LANDING: Two radiators. Newly carpeted. Coving to smooth plastered ceiling. A fantastic and surprisingly spacious landing area with access to all rooms.

KITCHEN DINER: 11'8 max x 8'10 (3.56m max x 2.69m). If stylish is on your wish list then this kitchen diner will not fail to impress, in our opinion benefiting a range of fitted eye and base level units with contrasting work surfaces, tile effect flooring and tiled wall areas. The kitchen diner allows space for dining table and chairs. Double glazed window to rear. Radiator. Coving to smooth plastered ceiling. Wall mounted Valliant gas boiler.

LOUNGE: 13'9 x 10'4 (4.19m x 3.15m). Generous sized lounge with double glazed bow window to front. Radiator. Fitted carpet. Coving to smooth plastered ceiling.

BEDROOM 1: 12'1 x 12' (3.68m x 3.66m). Great bedroom 1, well presented and affording comfortable size. Double glazed window to rear. Radiator. Fitted carpet. Coving to smooth plastered ceiling.

BEDROOM 2: 10'9 x 7'8 (3.28m x 2.34m). Another well sized bedroom. presented with double glazed window to front. Radiator. Fitted carpet. Coving to smooth plastered ceiling.

