



SALES | LETTINGS | MANAGEMENT

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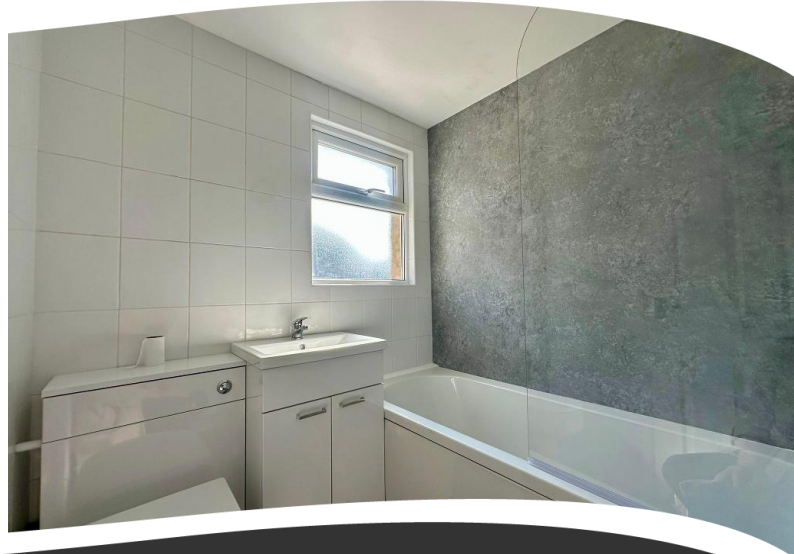
HOMES.CO.UK



1 Bedroom Flat

Old Southend Road, Southend on Sea, SS1 2HA

Offers in Excess of
£175,000



- One Double Bedroom • Ground Floor • Own Garden • Recently Refurbished •
- No Onward Chain • Keys Held for Viewings • Lease 149 Years Remaining • Recently Installed Gas Boiler • EPC =D



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This beautifully refurbished ground floor flat in Southend on Sea is the perfect blend of contemporary style and convenience. Thoughtfully modernised throughout, it boasts a brand new kitchen and a sleek new bathroom, making it ready to move straight into.

Step inside through your own private front door and discover a spacious double bedroom, ideal for restful nights and generous storage. The comfortable living space flows effortlessly through to a low maintenance garden, a private oasis to enjoy a morning coffee or unwind after a busy day.

Situated just moments from the heart of the city centre and the vibrant seafront, this home is perfectly positioned to take full advantage of Southend's bustling shops, cafés, and cultural attractions. The famous pier, glorious sandy beaches, and green open spaces are all within easy reach, providing a wealth of leisure opportunities.

Whether you're searching for a stylish first home, an easy-to-manage downsizer, or a smart investment, this modern flat presents a unique opportunity in a sought-after location. Arrange your viewing today to fully appreciate what this superb property has to offer.

Property Description

Ground Floor

Entrance - uPVC double glazed door opening in Kitchen.

Lounge - 13' 1" x 11' 7" (4.01m x 3.55m) uPVC double glazed bay window to front, radiator, fitted carpet.

Kitchen - 13' 2" x 7' 5" (4.03m x 2.28m) uPVC double glazed window to side, newly fitted in a range of 'Shaker' style units to wall and floor level with complementary rolled edge worksurface, attractive brick design tiled splashback, inset electric oven with four ring electric hob over, stainless steel single drainer sink with mixer tap, space and plumbing for washing machine, further space for appliances, cupboard housing gas boiler, vinyl flooring.

Inner Hall - Under stairs storage cupboard, radiator, fitted carpet.

Bedroom - 10' 11" x 10' 0" (3.33m x 3.06m) uPVC double glazed window to rear, radiator, fitted carpet.

Bathroom - 5' 8" x 5' 8" (1.74m x 1.73m) uPVC double glazed obscure window to rear, newly fitted suite comprising paneled bath with mixer tap, mains thermostatic shower mixer, glass screen, sink with mixer tap set in vanity unit, w/c set in concealed cistern, part tiled walls, radiator, vinyl flooring.

Exterior

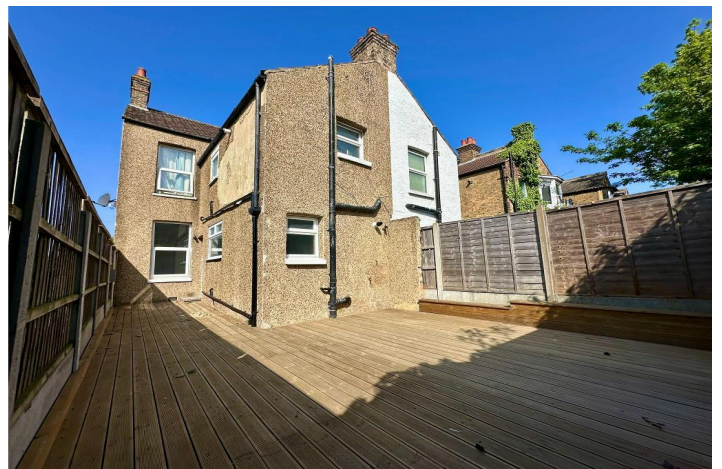
Garden - Mainly decked to provide a low maintenance space.

Lease Details - Full lease term 189 Years from 1st January 1986

Agents Note - Important Notice: To help viewers visualise the space, all or selected photos within this marketing material have been assisted by AI technology (e.g., virtual furniture staging, sky enhancement, decluttering but not limited to these examples). These images are for illustrative purposes only and should not be relied upon as an exact representation of the property's current



state. Buyers are advised to verify all details during a physical viewing





Floorplan(s)



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D	55 D	
39-54	E		
21-38	F		
1-20	G		

Disclaimer: These particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of any contract. All measurements are approximate and we have not tested any fitted appliances, electrical or plumbing installation or central heating systems.