

To arrange a viewing contact us  
today on 01268 777400



## Herschell Court, Basildon, Essex, £190,000

Aspire Estate Agents are delighted to present this beautifully finished one-bedroom second-floor apartment, offering contemporary living within a secure and well-maintained development, making it an ideal purchase for first-time buyers and investors alike.

The property is accessed via a secure communal entrance with both lift and staircase access, leading to a bright and stylish open-plan living space filled with natural light. The modern fitted kitchen is finished to a high specification and includes integrated appliances such as a fridge/freezer, dishwasher, and washing machine, along with a gas hob, creating a sleek, practical and inviting environment for everyday living and entertaining.

The apartment benefits from a high-quality finish throughout, excellent natural light, and a well-planned layout that maximises space and functionality. Externally, the property enjoys an allocated parking bay along with ample visitor parking, adding further convenience for residents and guests.

The location offers excellent transport connectivity, with the property situated just 1.5 miles from Pitsea Railway Station on the C2C line, providing direct links into Fenchurch Street, and only 1.8 miles from Basildon Railway Station. There are also superb road connections via the A13 and A127, making this an ideal location for commuters.

This impressive apartment combines modern living, strong transport links, and high-quality presentation, making it a perfect opportunity for first-time buyers, professionals, or investors. Early viewing is highly recommended.





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	



Under the Property Misdescriptions Act 1991 we make every effort to ensure our sales details are accurate but they are a general outline and do not constitute any part of an offer or contract. Any services, equipment and fittings have not been tested and no warranty can be given as to their condition. We strongly recommend that all the information provided be verified by your advisors and in particular, measurements required for a specific purpose such as fitted furniture or carpets. Please tell us if you have any problems and members of our branches will help either over the phone or in person. A copy of our complaints procedure is available on request. The details are issued on the strict understanding that any negotiations in respect of the property named herein are conducted through Aspire Estate Agents.