



Pembury Road, Westcliff-On-Sea
£300,000

home.

Matcham Place 7 -9

Pembury Road

Westcliff-On-Sea

SS0 8FG



- Two-Bedroom First Floor Apartment
- Spacious Main Bedroom With En Suite
- Modern Fitted Kitchen With Integrated Appliances
- Bright Living Area With West-Facing Balcony
- Pleasant Estuary Glimpses
- Secure Underground Parking
- Highly Sought-After Seafront Location Near Westcliff Station (C2C Line To London)
- Offered With No Onward Chain
- Lift in Block
- Close to Beachfront

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 offer this well-presented two-bedroom first-floor apartment, ideally located close to Westcliff seafront and the mainline c2c station.

The accommodation features a spacious principal bedroom with en-suite, a modern fitted kitchen with integrated appliances, and a bright living room opening onto a west-facing balcony with estuary glimpses.

Further benefits include double glazing, gas central heating, secure underground parking, and excellent decorative order throughout. This superb apartment offers modern living in a highly sought-after coastal location, and an internal viewing is strongly recommended.

Matcham Place is situated within easy reach of the beach, Westcliff-on-Sea station, Hamlet Court Road's shopping facilities, and Southend-on-Sea city centre. The property also benefits from convenient access to the A13 and A127.

Offered with no onward chain.



Accommodation Comprises

The property is approached via communal door with security entry phone system into:

Communal Hallway

Stairs and lift rising to first floor. Private entrance door into:

Hall

Wood flooring, security entry phone system, built-in storage cupboard, radiator. Doors to:

Open Plan Lounge/Kitchen

23'1 x 10'6 < 6'6

Lounge

Wood flooring, double glazed window to rear aspect and double glazed door to west facing decked balcony offering estuary glimpses and overlooking the communal gardens, radiator.

Kitchen

Continuation of wood flooring. The kitchen is fitted to include a range of base units with square edge worksurfaces and matching eye level wall mounted units, integrated washer/dryer, fridge freezer, built-in oven and hob with stainless steel extractor oven, inset single drainer stainless steel sink unit and mixer tap, enclosed wall mounted boiler.

Bedroom One

17'1" x 8'10"

Carpeted, double glazed window offering estuary glimpses, built-in wardrobe, TV point, radiator. Door to:

En-Suite

Tiled flooring, part tiled walls, extractor fan, double shower cubicle, pedestal wash hand basin with mixer tap, WC, recessed mirrored cabinet with shaving point, heated towel radiator.

Bedroom Two

11'9" x 6'5"

Carpeted, double glazed window, ceiling light, radiator.

Balcony

The property enjoys a pleasant west facing balcony with estuary glimpses and overlooks the landscaped grounds.

Externally

The property benefits from communal front and rear gardens and secure underground parking space.

Lease Information

Lease: 110 years remaining

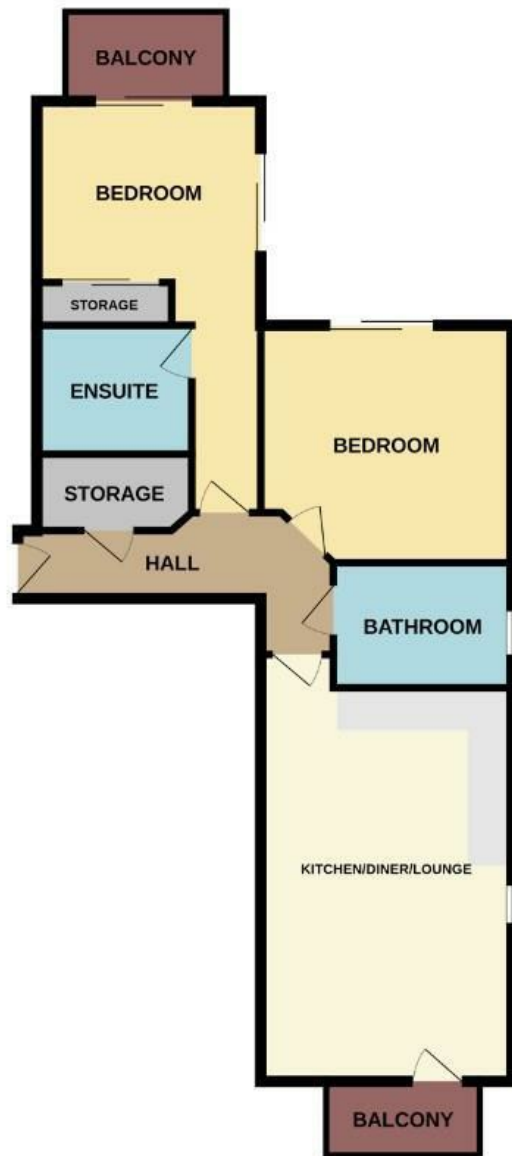
Ground Rent: £300 Per Annum

Service Charge: £1,795.00 Per Annum

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







Property Details

2 Bedrooms
1 Bathrooms
1 Reception Rooms
Flat

Approx. sq ft
EPC band: B
Tenure: Leasehold
Council Tax Band: D

£300,000

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