



## Electric Avenue , Westcliff-on-Sea SS0 9NJ

- GROUND FLOOR FLAT
- PRIVATE REAR GARDEN
- GAS CENTRAL HEATING
- NO ONWARD CHAIN
- ONE BEDROOM
- WELL PRESENTED THROUGHOUT
- POPULAR RESIDENTIAL LOCATION CLOSE TO AMENITIES

**Guide Price £130,000 Leasehold**

Local Authority **Southend on Sea Borough Council**  
Council Tax Band **A**  
EPC Rating **C**



Total area: approx. 46.1 sq. metres (496.0 sq. feet)

**Sales Office**  
190 London Road, Southend-On-Sea,  
Essex, SS1 1PJ

**Contact**  
01702 34 11 77  
<https://hairandson.co.uk/>

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

