



* Guide Price - £190,000 - £200,000 *
Bear Estate Agents are delighted to offer this two bedroom second floor apartment, boasting a private balcony, two bathrooms and allocated off-street parking. Positioned in a central Southend-on-Sea location, close to excellent amenities and major travel links.

- Two Bedroom Second Floor Apartment
- Private Balcony
- Second Double Bedroom with Built-In Storage
- Entrance Hall with Storage
- Double Glazing and Electric Heating
- Open Plan Kitchen/Living Room
- Master Bedroom with Ensuite and Built-In Wardrobes
- Three Piece Bathroom Suite
- One Allocated Off-Street Parking Space
- Prime Location Close to Train Links, Amenities and Schools

Guildford Road

Southend-on-Sea

£190,000

Price Guide



Guildford Road



Internally, this well-presented apartment offers a spacious open plan kitchen/living room, which leads directly to a private balcony—ideal for relaxing or entertaining. The property benefits from a master bedroom with built-in wardrobes and a convenient ensuite shower room, along with a generous second double bedroom also offering built-in storage. A well presented three piece bathroom suite, entrance hall storage, double glazing and electric heating complete the accommodation. Further advantages include one allocated off-street parking space, secure entry and a well-maintained communal environment.

Located within Royal Court on Guildford Road, this apartment is within easy reach of a wide range of local amenities, shops, and supermarkets. Southend Victoria Train Station is just a short stroll away, offering direct links into London Liverpool Street. The property falls within catchment for both Bournemouth Park Academy and Cecil Jones Academy, making this a fantastic choice for first-time buyers, commuters or investors alike.

Two Bedroom Second Floor Flat

Entrance Hall

Kitchen/Living Room

19'5 x 17'9

Balcony

Bedroom One

14'4 x 8'7

Ensuite

6'2 x 5'4

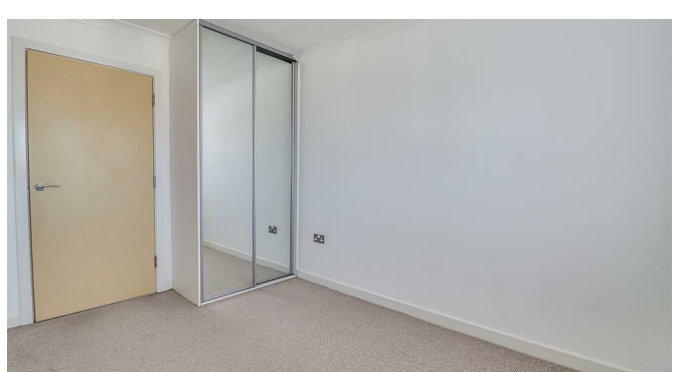
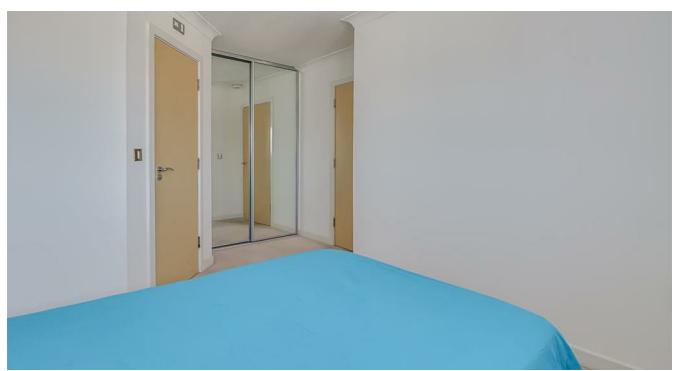
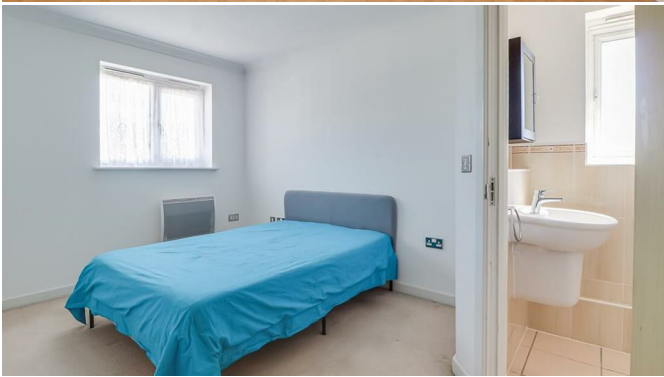
Bedroom Two

11'8 x 8'7

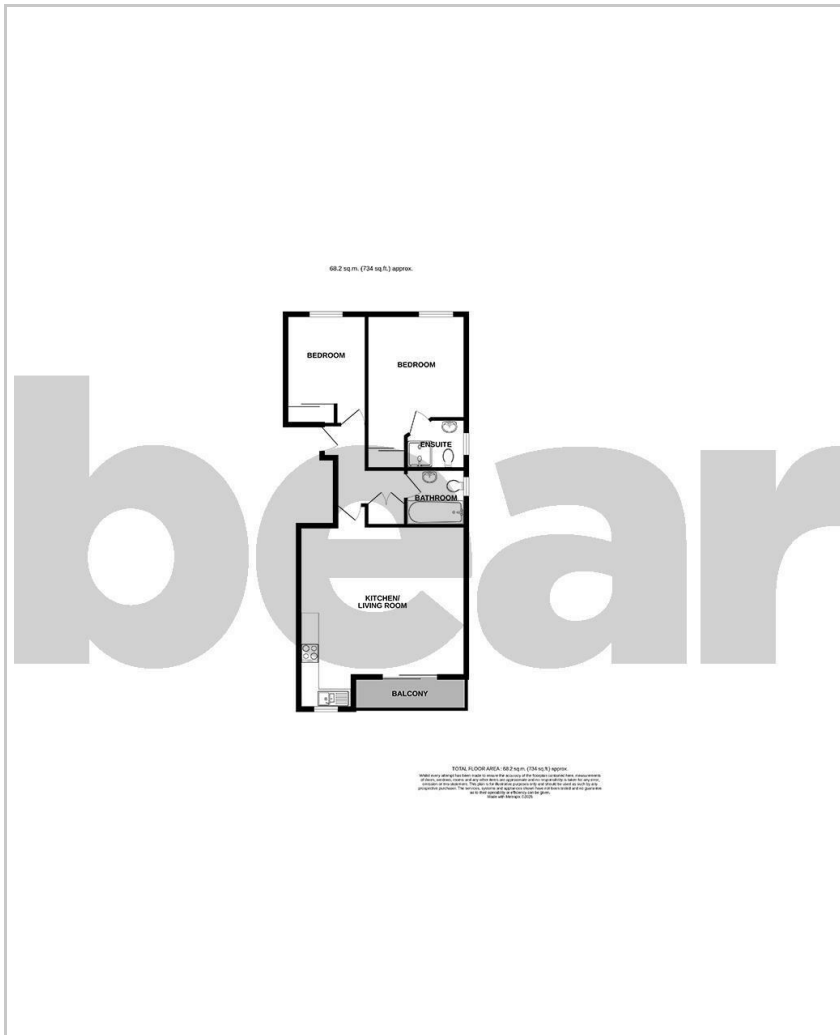
Three Piece Bathroom

6'5 x 6'0

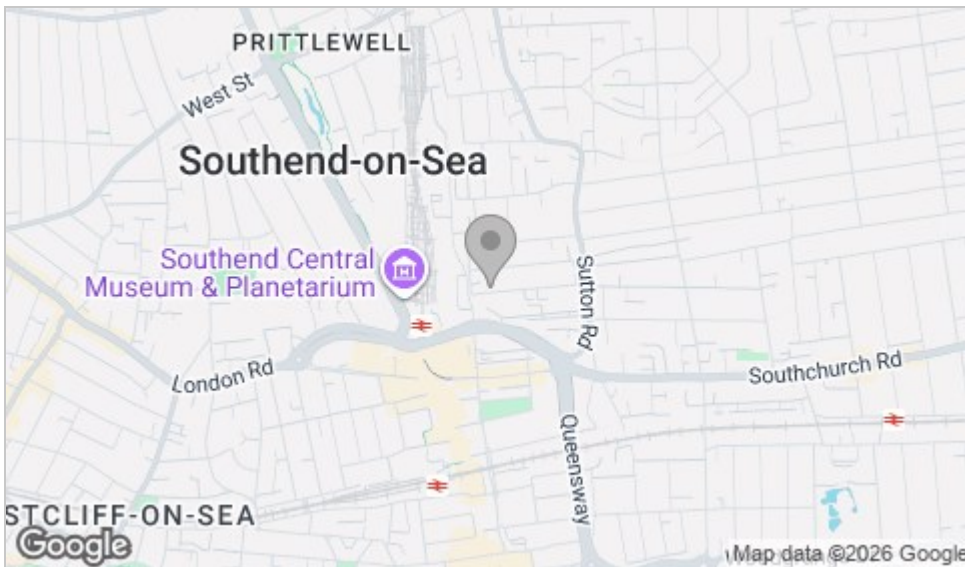
One Allocated Off-Street Parking Space



Floor Plan



Area Map



Energy Efficiency Graph

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 ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ 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 ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

Viewing

Please contact our Southend-on-Sea Office on 01702 811211 if you wish to arrange a viewing appointment for this property or require further information.

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