



* £280,000- £290,000 * Situated along the sought-after London Road in Leigh-on-Sea, this beautifully presented second-floor flat offers an enviable coastal lifestyle with breathtaking sea views. The property features two well-proportioned bedrooms, making it an ideal home for professionals, couples, or small families. The spacious principal bedroom enjoys stunning views across the estuary, while the second bedroom benefits from a built-in wardrobe, providing excellent storage. At the heart of the home is a bright and airy bay-fronted lounge, flooded with natural light and offering a welcoming space to relax and unwind. The fitted kitchen diner is perfect for everyday living and entertaining alike, with direct access to a standout feature of the property; a south-facing balcony boasting panoramic sea views. Whether enjoying your morning coffee or an evening drink, this wonderful outdoor space provides the perfect setting to take in the coastal scenery. Completing the accommodation is a stylish modern bathroom suite, finished to a high standard. Ideally located, the flat is within easy reach of the wide range of shops, cafés, restaurants, and amenities along London Road. Leigh-on-Sea Station, the vibrant Broadway, and the historic Old Town are all within walking distance, offering excellent transport links and a fantastic lifestyle right on your doorstep. Combining spacious accommodation, spectacular views, and a highly desirable location, this charming apartment presents a superb opportunity to enjoy all that Leigh-on-Sea has to offer.

- Character second floor flat
- Two good size bedrooms
- Generous bay fronted lounge
- Long lease and fair running costs
- Walking distance to Leigh Station, The Broadway and The Old Town
- South facing balcony with sea views
- Fully fitted kitchen diner
- Modern three piece bathroom
- Doorstep to London Road amenities including Tesco Extra
- Belfairs Woods and Golf Course close by

London Road

Leigh-on-Sea

£280,000

Price Guide



London Road



Communal Entrance Hallway

Solid wood entrance door to front, stairs rising to second floor. Door to:

Hallway

22'4" x 3'7"

Smooth ceiling with pendant light, picture rails, entry phone system, radiator, laminate flooring.

Bay Fronted Lounge

16'8" into bay x 13'1"

Smooth ceiling with pendant light, picture rails, double glazed leadlight bay windows to front, feature fireplace with stone surround, radiator, laminate flooring.

Kitchen Diner

17'0" x 12'3"

Smooth ceiling, double glazed patio doors to rear leading out to the South facing balcony offering sea views, modern shaker style kitchen comprising wall and base level units with roll edge laminate worktops, display cabinets, floor to ceiling unit incorporating oven and grill, space for washing machine, space for tumble dryer, cupboard housing wall mounted Vaillant boiler, 4 ring gas hob with extractor fan above, 1.5 ceramic sink with chrome mixer tap, built in display cabinet with base units and drawers one side of chimney breast, herringbone pattern lino flooring.

Bedroom One

13'6" x 12'4"

Smooth ceiling with pendant light, picture rails, double glazed windows to rear offering sea views, radiator, laminate flooring.

Bedroom Two

14'0" > 9'10" x 9'7"

Smooth ceiling with pendant light, leadlight double glazed windows to front, picture rails, radiator, laminate flooring, large built in wardrobe housing utility meters.

Three Piece Bathroom

7'5" x 7'1"

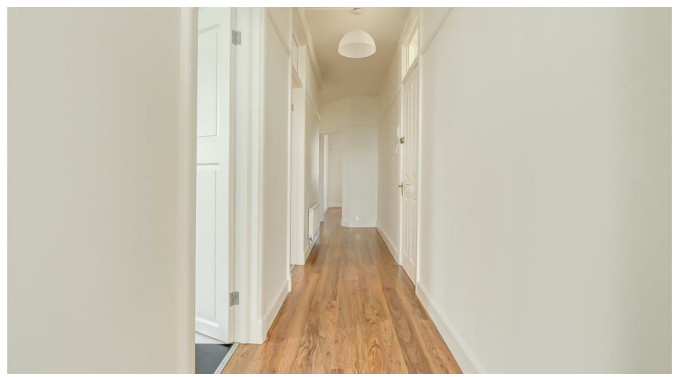
Smooth ceiling with inset spotlights, picture rails, obscured double glazed windows to side, pedestal wash basin with chrome tap, P shaped bath with shower over, low level WC, chrome heated towel rail, majority tiled walls, tiled floor.

South Facing Balcony

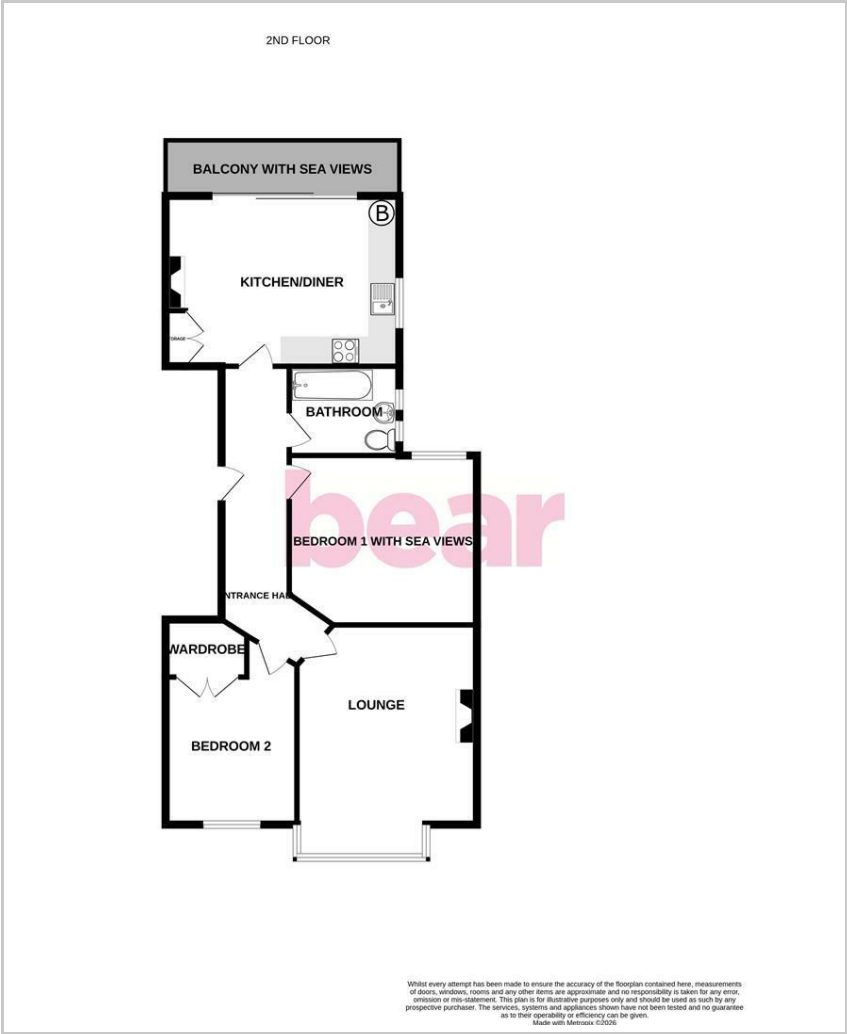
Fantastic sea views. Wrought iron stairs down to rear of building.

Parking

Parking to the rear of the property - but it is not allocated.



Floor Plan



Area Map



Viewing

Please contact our Leigh-on-Sea Office on 01702 887 496 if you wish to arrange a viewing appointment for this property or require further information.

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Energy Efficiency Graph

