

Ground Floor



This floorplan is for illustration purposes only. The room sizes, locations of doors, windows and other features are approximate.

Plan produced using PlanUp.

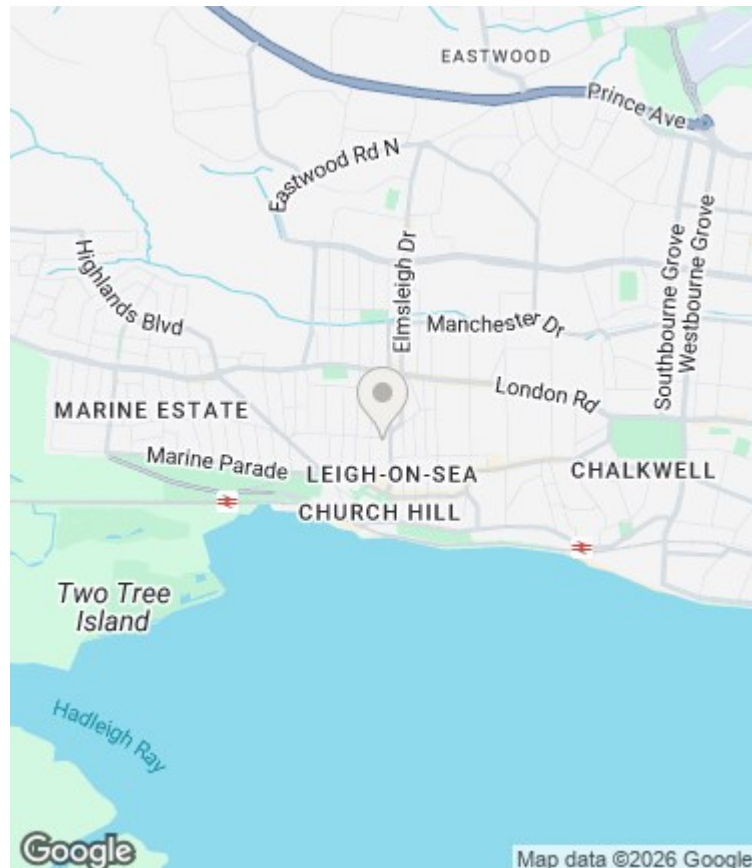
Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		78
(55-68) D	63	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Viewing

Please contact our Sales & Letting Office on 017027 10555 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guideline and do not constitute any part of an offer or contract. Intending purchasers should rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representations



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SPACIOUS GROUND FLOOR FLAT
EASY WALKING DISTANCE OF LEIGH TRAIN
STATION
GREART SIZED LOUNGE / DINER
BATHROOM
LONG LEASE

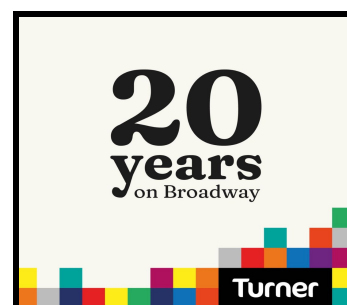


LOCATED MOMENTS FROM LEIGH BROADWAY
ONE DOUBLE BEDROOM
FITTED KITCHEN
ALLOCATED PARKING SPACE
BEING SOLD WITH TENANT IN SITU



Glendale Gardens, Leigh-On-Sea

£220,000



WHAT & WHERE - LOCATED MOMENTS FROM THE BROADWAY AND WITHIN WALKING DISTANCE OF LEIGH STATION THIS SPACIOUS ONE DOUBLE BEDROOM GROUND FLOOR FLAT, BEING SOLD WITH THE TENANT IN SITU. WITH A GOOD SIZED LOUNGE / DINER, FITTED KITCHEN AND ALLOCATED PARKING SPACE. THE PROPERTY SITS WITHIN THE WEST LEIGH SCHOOL CATCHMENT AS WELL AS BELFAIRS ACADEMY AND IS OFFERED WITH A LONG LEASE.

WHY - BEING SOLD WWITH THE TENANT IN SITU, THE PROEPRTY IS IDEALLY SUITED FOR AN INVESTOR.

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Council Tax Band : B



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ENTRANCE HALL
8'4" x 5'6" maximum

LOUNGE / DINER
15'9" x 10'2"

FITTED KITCHEN
10'1" x 6'3"

BEDROOM
12'1" x 10'1"

BATHROOM
6'6" x 5'6"

ALLOCATED PARKING
SPACE

CLOSE TO BROADWAY &
STATION

LEASEHOLD
INFORMATION
LEASE - 190 YEARS FROM
24.06.1987
SERVICE CHARGE -
£746.22 PER ANNUM
GROUND RENT - TBC
BUILDINGS INSURANCE -
APPROX £220 PER ANNUM

www.turnerstates.co.uk

01702 710555

