

bear

Estate Agents



Bear Estate Agents are thrilled to bring to the market this truly stunning and larger than average apartment with an additional dining area boosting the overall living space very nicely. The property is situated on the third floor of this iconic building with panoramic views across the City with distant sea views. The subject is within the heart of Southchurch and therefore offers easy access to two major rail links which serve Londons Liverpool & Fenchurch Street lines. Available Now

- Modern Decor
- Double Bedroom With Built In Wardrobe
- Open Plan Living Area
- Central Location
- Fully Fitted Kitchen With Appliances
- Three Piece Bathroom Suite With Shower
- Underground Parking Area
- Sea Glimpse and city views

Southchurch

Southend-On-Sea

£1,050 Per Month
Per Month



Southchurch Avenue



The accommodation comprises: Stunning and grand communal hallways with dual lift service to all floors. Welcoming entrance hallway with storage cupboard which houses a recently installed boiler, beautiful bathroom suite/w.c. spacious double bedroom with quality built in mirror sliding wardrobes and a truly stunning opening plan space which hosts the living and kitchen areas with the welcome bonus of an additional dining area which very few flats in the development have to offer.

The property is fully double glazed with large sections benefiting from underfloor heating. There is secure underground parking with an allocated spot for one car and well tended communal grounds. There is a healthy lease of 121 years to run.

Interested applicants are urged to view without delay to avoid disappointment,

Communal Entrance Hallway

A luxury welcoming to the development with access to two lifts and stairs to all floors. There is a feature water feature which greets you upon entry.

Hallway

11'1 x 4'6

Smooth ceiling, quality wood floor with underfloor heating, wall mounted security entryphone, built in cupboard houses the megaflo hot water system and recently installed boiler, quality hardwood doors to:

Luxury Bathroom/w.c

7'3 x 6'5

Smooth ceiling with multiple inset downlighters, extractor fan, stunning tiling to floor and walls. An ultra modern white suite comprises a w.c, sink with feature mixer tap, tiled bath with a waterfall style shower and further retractable shower head, large chrome heated towel rail, chrome shaver point.

Large Double Bedroom

14'2 x 11'3

Smooth ceiling, large double glazed offers panoramic views across the City with sea views, wall mounted electric heater, t.v and telephone points, quality built in floor to ceiling mirror wardrobes with ample hanging and shelving spaces.

Open Plan Living/Dining Room/Kitchen

22'0 x 15'6 reducing to 8'5

Smooth ceiling with multiple inset downlighters, two large double glazed windows offering panoramic views across the City and towards the sea, quality wood floor with underfloor heating. To the kitchen area there is a contemporary range of base and wall level storage units, complemented with Granite worktops, inset feature stainless steel sink with luxury mixer tap and adjacent instant hot water tap, Samsung four ring electric hob, extractor hood above, built in oven, integrated fridge/freezer, washer dryer and slimline dishwasher. There are t.v and telephone points within the living and dining areas.

Parking

There is a secure, undercover allocated parking space that comes with the property.

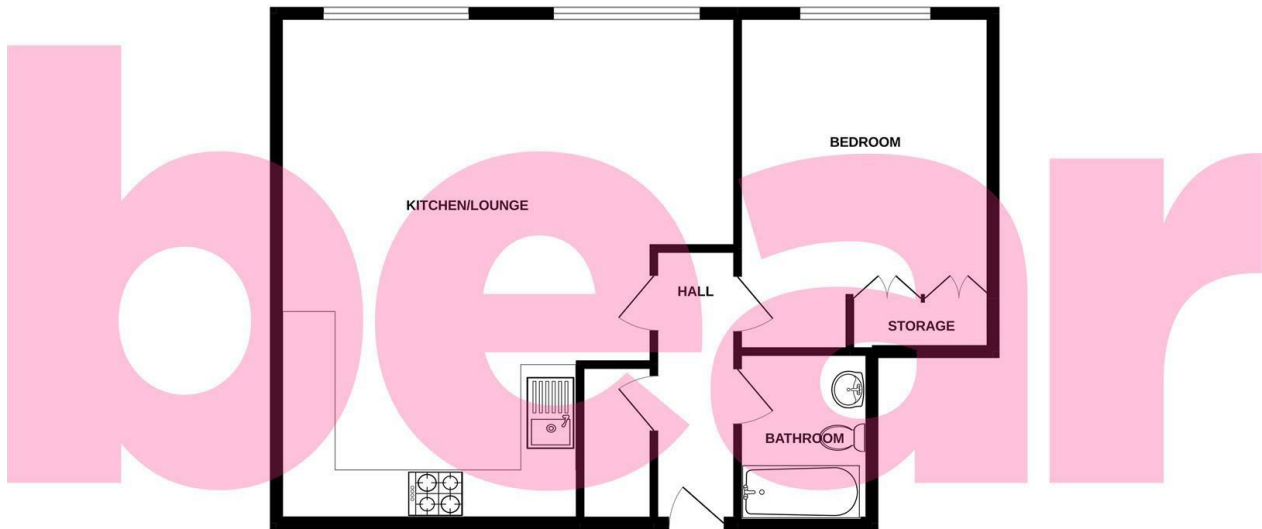
Agents Note

The lease has approximately 121 years remaining. The ground rent is £240 per annum. The service charge as of April 1st is £592.96 every 6 months.



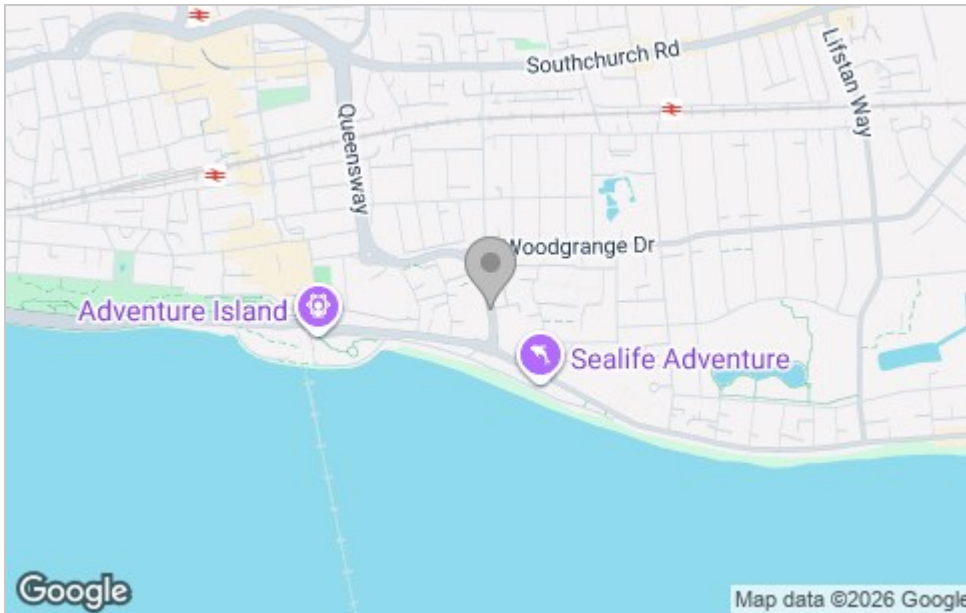
Floor Plan

GROUND FLOOR
720 sq.ft. (66.8 sq.m.) approx.



TOTAL FLOOR AREA: 720 sq.ft. (66.8 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their capability or efficiency can be given.
Made with Metronix (2022)

Area Map



Viewing

Please contact our Westcliff-on-Sea Office on 01702 899 780 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 guidance and do not constitute any part of an offer or contract. Intending purchasers should not 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 representation or warranty in respect of the property.

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Energy Efficiency Graph

