

FOR SALE

Southsea Avenue,
Leigh-On-Sea SS9 2BJ

Asking Price £260,000 Leasehold - Share of Freehold Council Tax Band - B

2 **1** **1** **667.36 sq ft**

- Share Of the Freehold And New Long Lease
- Two Bedrooms
- Refurbished
- Modern Kitchen
- First Floor Flat
- Great Leigh On Sea Location
- Walking Distance To Leigh Broadway And Mainline Station
- No Onward Chain
- Double Glazed And Gas Central Heating
- Modern Three Piece Bathroom

Selling & letting all types of property in Chalkwell, Westcliff, Leigh, Southend and the surrounding areas.

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Description

SHARE OF FREEHOLDNO ONWARD CHAIN**
Welcome to this beautifully refurbished two-bedroom first floor flat, nestled on the desirable Southsea Avenue in Leigh-On-Sea.

The front of the property offers a spacious lounge/diner, which features high ceilings that enhance the sense of space and light. The room is ideal for both relaxation and entertaining, providing a warm and welcoming environment. The flat also benefits from double glazing, ensuring a peaceful retreat from the hustle and bustle of everyday life.

The contemporary kitchen is well-equipped with integrated oven and hob and space for other appliances. There is also a modern three piece bathroom, and a main double bedroom and a single bedroom to the rear of the property.

One of the standout features of this property is that it comes with share of the freehold and has a new long lease.

Conveniently located near Leigh Broadway and Leigh Station, you will have easy access to a variety of shops, cafes, and transport links, making this flat an ideal choice for those who appreciate both comfort and convenience. With no onward chain, this property is ready for you to move in and make it your own. Don't miss the opportunity to view this delightful flat in a sought-after location.

Measurements
Lounge/Diner - 14'4 x 17'0 (4.39m x 5.19m)
Landing - 21'1 x 6'2 (6.44m x 1.89m)
Bathroom - 10'4 x 4'8 (3.16m x 1.44m)
Kitchen - 10'5 x 4'11 (3.18m x 1.50m)
Bedroom 1 - 14'7 x 12'0 (4.45m x 12'0m)
Bedroom 2 - 8'6 x 10'6 (2.61m x 3.21m)

Interior
Entering through a private front door to the ground floor into the porch and then a further private door to the ground floor hallway with stairs leading to the first floor with newly laid carpets. The first floor provides a double bedroom and single bedroom to the rear of the property and as you follow through to the front, you will come across a modern kitchen, three piece modern bathroom and lounge/diner positioned to the front. The property has been refurbished and offers double glazing and gas central heating throughout.

Exterior
There is no external space being offered with this property.

Location
Situated within only a short walk to Leigh Broadway, Seafront and Leigh Mainline Station.

School Catchment
Leigh North Street Primary School.
Belfairs Academy.

Tenure
Leasehold - Share Of Freehold
Years remaining: 199
Annual building insurance: approx £350
Annual ground rent: £0
Maintenance on the building would be collected on an ad-hoc basis and shared 50/50 with the other freeholder.

Disclaimer
In accordance with the Estate Agency Act 1979, we would advise that the sellers are associated with Appointmoor Estate Agents.



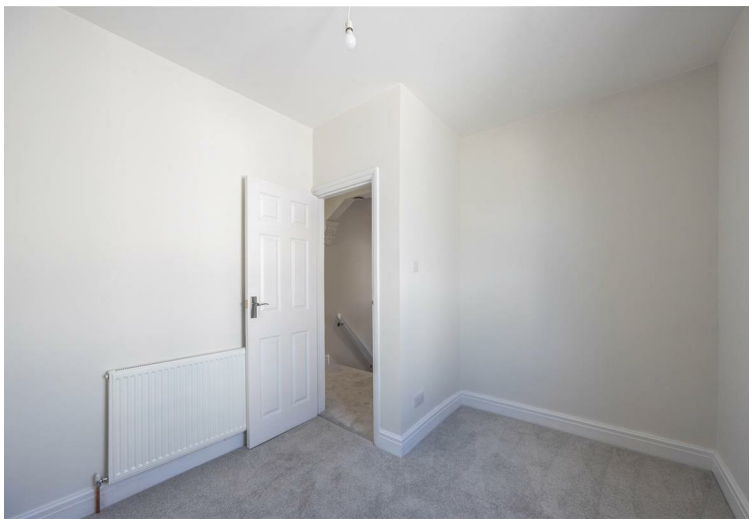




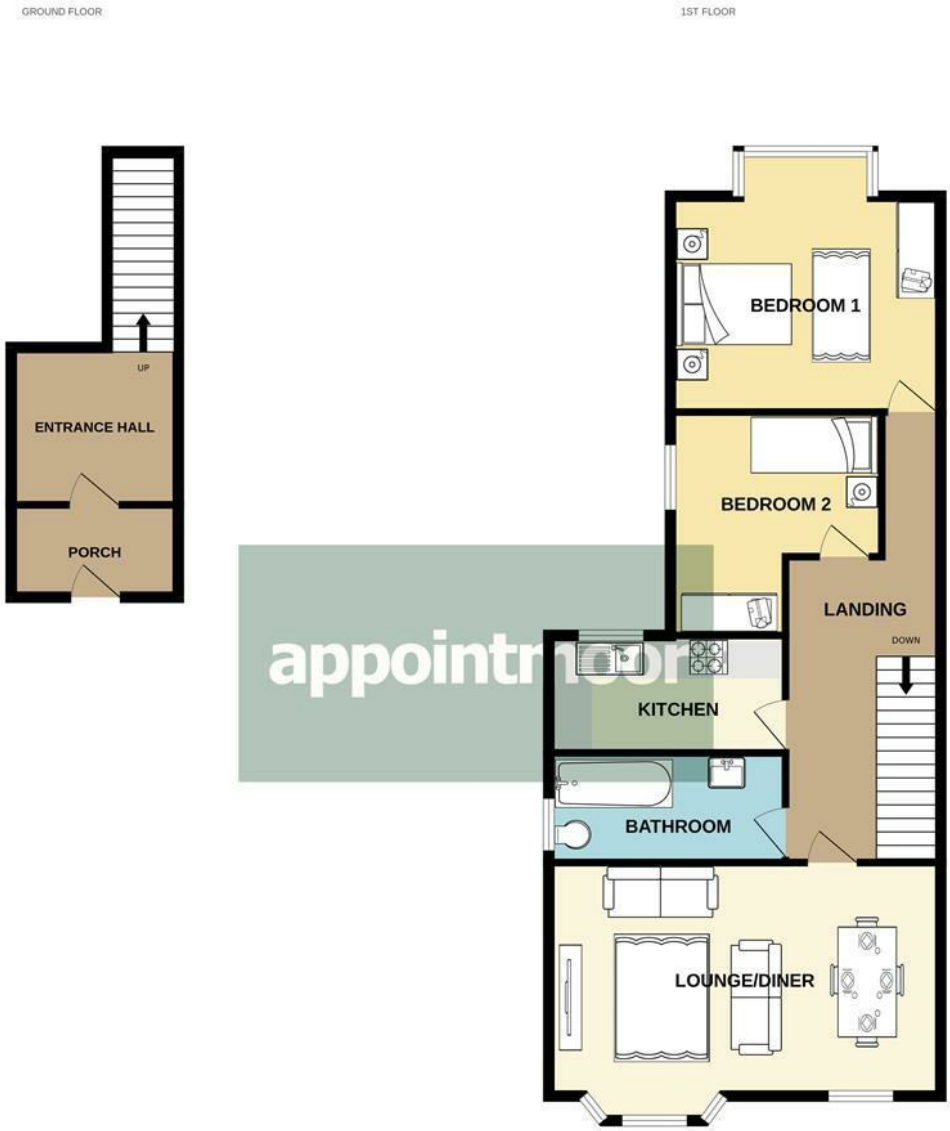




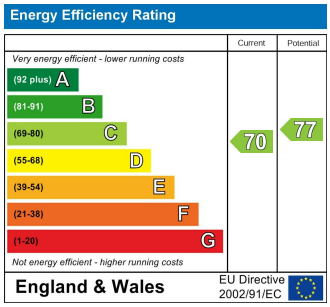


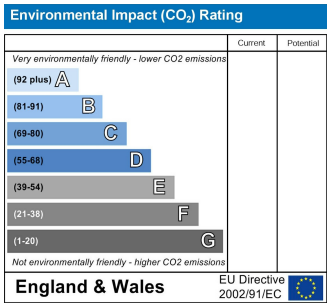






Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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VIEWINGS: BY APPOINTMOOR ESTATES ONLY

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Appointmoor Sales 72 The Ridgeway,
Chalkwell, Westcliff-on-Sea, Essex, SS0 8NU
T. 01702 719966 W. appointmoor.co.uk

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