



* £230,000 - £250,000 * SHARE OF FREEHOLD * SPLIT-LEVEL MAISONETTE * BALCONY AND PRIVATE REAR GARDEN * WALKING DISTANCE TO WESTCLIFF STATION AND CHALKWELL PARK * This well-presented split-level maisonette is ideally located in Westcliff-on-Sea, offering spacious accommodation across two floors and a private rear garden. The accommodation is accessed via a private entrance, with a hallway leading to the first floor. This level features a double bedroom, a spacious and bright lounge-diner, a modern kitchen, and access to a private balcony. Upstairs, you'll find a second double bedroom and a generous three-piece bathroom, along with ample eaves storage throughout, offering practicality as well as comfort across both levels. Situated in a prime location, this property is within walking distance of Westcliff Station—perfect for London commuters—while also being close to Chalkwell Park, Southend University Hospital, local amenities, and excellent bus links. For families, the highly regarded Southend and Westcliff Grammar Schools are just a short walk away, making this a superb choice for both convenience and education. With its generous living space, private outdoor areas, and unbeatable location, this share-of-freehold home offers an excellent opportunity for first-time buyers, commuters, or those looking to enjoy the best of Westcliff-on-Sea living.

Share of freehold: 997 year lease(approx.)

Council tax band: B

- Share of Freehold
- Walking distance to Westcliff Station and beachfront
- Southend and Westcliff grammar schools are close by
- Private balcony and rear garden
- Split-level maisonette with private front entrance
- Ample eaves storage
- Spacious lounge-diner
- Two double bedrooms
- Modern kitchen
- Three-piece bathroom

Tintern Avenue

Westcliff-on-Sea

£230,000

Price Guide



Tintern Avenue



Frontage

Paved area and lawn frontage with side access to garden, tiled path leading to private front door, leading to:

Private Entrance Hallway

Carpeted stairs rising to first floor with smooth ceilings and landing with space for storage.

Lounge-Diner

18'11 x 18'9

UPVC double glazed windows to front aspect, double radiator, space for log/multi burner, smooth ceilings with cornicing, skirting, carpet.

Kitchen

9'11 x 6'5

UPVC double glazed windows and door leading to balcony, double radiator, kitchen units both wall mounted and base level, kitchen comprised of; stainless steel 1.5 sink with drainer and chrome mixer tap, space for fridge/freezer, space for washing machine/tumble dryer, integrated oven, four ring gas burner with stainless steel extractor over, tiled splashback, vinyl flooring.

Bedroom One

13'0 x 10'4

UPVC double glazed windows and door leading to balcony, double radiator, smooth ceiling with cornicing, skirting, wood effect laminate flooring.

Second Floor Landing

Double glazed skylight, access to large eaves storage, skirting, carpet.

Bedroom Two

12'1 x 8'2

UPVC double glazed window to front aspect, radiator, access to eaves storage on either side, fitted storage spaces, skirting, carpet.

Bathroom

10'4 x 8'9

Double glazed skylight, double radiator, storage cupboard, WC, wash basin with chrome mixer tap, double shower, smooth ceilings, partially tiled walls, carpet floor.

Balcony

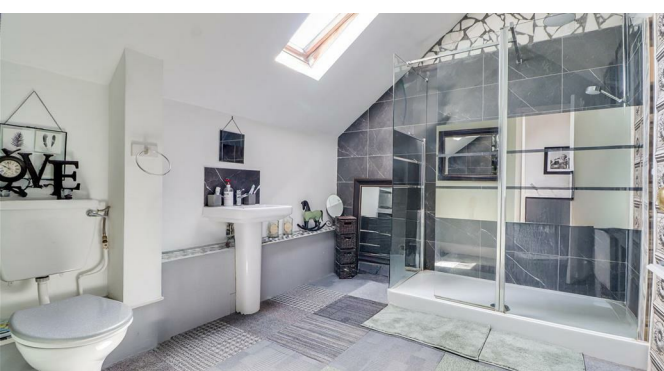
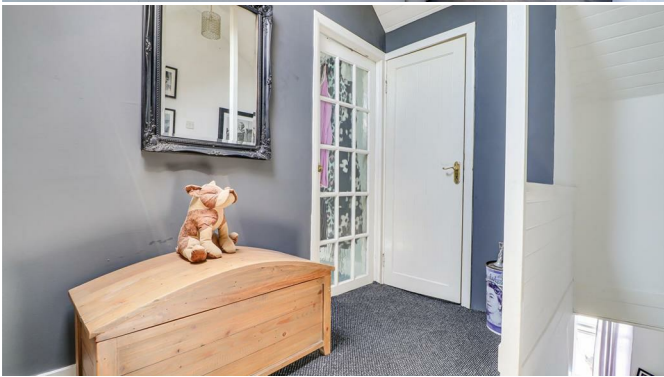
Enclosed balcony with windows to rear aspect, two storage cupboards, door with stairs leading to private rear garden.

Private Rear Garden

Commences with hardstanding area, lawn area with pathway and shrub/flower borders, shed to remain, side access leading to the front of the property.

Agent Notes:

50% Share of Freehold: 997year lease(approx.)
Council tax band: B



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.

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.

1336 London Road, Leigh-on-Sea, Essex, SS9 2UH

Office: 01702 887 496 los@bearestateagents.co.uk <http://www.bearestateagents.co.uk/>

Energy Efficiency Graph

