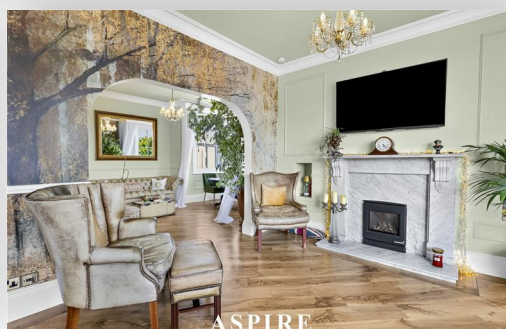


**To arrange a viewing contact us
today on 01268 777400**



Clifftown Parade, Southend-On-Sea Guide price £700,000

Guide Price: £700,000 - £750,000

Occupying an enviable seafront position within the prestigious Clifftown Conservation Area, this exceptional three-bedroom end-terrace maisonette offers breathtaking panoramic sea views, beautifully proportioned accommodation across three floors, private access, and allocated parking. Combining elegant period features with contemporary styling, this remarkable coastal home delivers an outstanding lifestyle opportunity just moments from the shoreline and within easy walking distance of Southend city centre.

Approached via a charming pathway bordered by mature planting and traditional railings, the property immediately impresses with its own private entrance, providing a rare sense of exclusivity. The welcoming entrance hall showcases Victorian-inspired character, setting the tone for the beautifully presented accommodation that follows.

The first floor is centred around a magnificent open-plan lounge and dining room, an elegant and light-filled living space designed for both relaxing and entertaining. Expansive bay windows frame uninterrupted panoramic sea views, flooding the room with natural light, while a feature fireplace creates a warm and inviting focal point. Double doors enhance the sense of openness, allowing the room to flow effortlessly while retaining flexibility for everyday living.

An attractive archway leads into a second reception room, offering excellent versatility as a snug, reading room, home office or additional sitting area. Benefitting from further bay windows overlooking the coastline and its own feature fireplace, this room continues the home's blend of period charm and modern sophistication.

The contemporary fitted kitchen has been thoughtfully designed with both practicality and style in mind, featuring generous marble worktops, ample storage, integrated appliances, and quality finishes throughout, creating a space perfectly suited to modern living.

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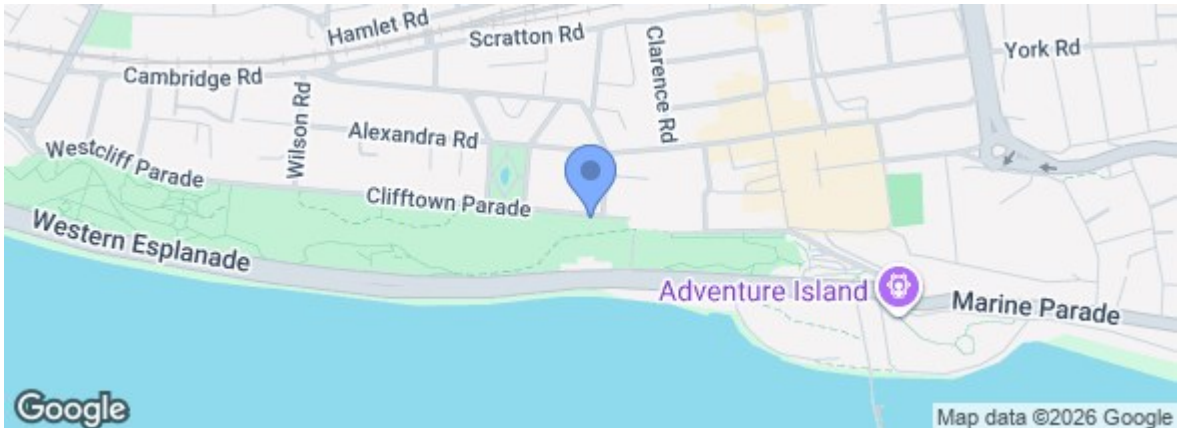
The second floor hosts three well-proportioned double bedrooms, each beautifully presented. The impressive principal bedroom enjoys direct access to a private balcony where spectacular sea views provide the perfect setting to enjoy morning coffee or evening sunsets. The second bedroom benefits from a stylish en-suite shower room finished to a high standard, while the third bedroom offers excellent flexibility as a guest room, nursery, dressing room or home office. Completing the accommodation is a luxurious four-piece family bathroom with boutique-inspired finishes, perfectly complementing the home's refined aesthetic.

As an end-terrace maisonette, the property enjoys additional windows that enhance the natural light throughout while maximising the exceptional coastal outlook from multiple aspects. Every room has been carefully considered to create an atmosphere of understated luxury, seamlessly blending original character with contemporary comfort.

Externally, this outstanding home continues to impress with two allocated parking spaces, together with the potential for a third residents' permit—an increasingly valuable feature in such a sought-after seafront location. The private entrance further enhances both convenience and exclusivity, while the attractive setting offers excellent kerb appeal.

Situated within one of Southend's most desirable coastal addresses, residents can enjoy immediate access to the seafront, Cliff Gardens and scenic coastal walks. A wide range of cafés, restaurants, independent shops and leisure facilities are all within easy reach in the nearby city centre, while excellent rail links provide convenient connections into London, making this an ideal home for commuters and those seeking an exceptional lifestyle by the sea.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		



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