



* Guide Price £230,000 - £250,000 * Nestled on the charming Tickfield Avenue in Southend-on-Sea, this delightful two-bedroom bay-fronted maisonette offers a perfect blend of comfort and convenience. The property boasts a block-paved driveway, providing off-street parking for one vehicle, a valuable feature in this bustling area. Upon entering, you will find a spacious loft-converted double bedroom, enhanced by a Velux window that floods the space with natural light, along with eaves storage for your convenience. The second double bedroom is thoughtfully designed with integrated shelving and a clothes rail, ensuring ample storage for your belongings. The well-presented kitchen is a highlight, featuring an integrated oven, a four-ring gas hob, and a stylish tiled splashback, making it a delightful space for culinary enthusiasts. The bathroom is equally impressive, equipped with a built-in bath, WC, wash basin, and part-tiled walls, providing a relaxing retreat. Step outside to discover a well-maintained rear garden, complete with decking, a lush lawn, a mature tree, and a shed, perfect for enjoying the outdoors or entertaining guests. This maisonette is ideally situated with excellent transport links, including the nearby A127 and Prittlewell Station, making it a fantastic choice for commuters. Additionally, a variety of local shops, amenities, and schools are within easy reach, making this property an excellent option for families and those seeking a convenient lifestyle. This charming home is ready to welcome its new owners, offering a wonderful opportunity to enjoy all that Southend-on-Sea has to offer.

- Two-bedroom bay-fronted maisonette.
- Spacious loft-converted double bedroom with Velux window and eaves storage.
- Well-presented kitchen with integrated oven, four-ring gas hob and tiled splashback.
- Double-glazed windows throughout, with a bay window to the front.
- Excellent transport links with the A127 nearby and Prittlewell Station within easy reach, ideal for commuters.
- Block-paved driveway providing off-street parking for one vehicle.
- Additional double bedroom with integrated shelving and clothes rail.
- Bathroom with built-in bath, WC, wash basin and part-tiled walls.
- Well-maintained rear garden with decking, lawn, mature tree and shed.
- A variety of local shops, amenities and schools are close by, making this a convenient location for families and everyday living.

Tickfield Avenue

Southend-on-Sea

£230,000

Price Guide



Tickfield Avenue



Frontage

Bay-fronted maisonette with a block-paved driveway providing off-street parking for one vehicle.

Landing

Smooth ceiling with pendant light, carpeted flooring and oak wood-effect finishes, providing access to all rooms.

Lounge/Diner

Carpeted flooring, textured coved ceiling with pendant light, double-glazed bay window and radiator.

Bathroom

Part-tiled walls, tiled flooring, double-glazed privacy-glass window, built-in bath, WC and wash basin.

Kitchen

Textured ceiling with pendant light, double-glazed bay window, pink feature across cupboards and drawers, integrated oven with four-ring gas hob, and tiled splashback.

Bedroom One

Spacious double bedroom with Velux window, carpeted flooring and smooth ceiling with inset spotlights. Built-in shower with fully tiled walls, and an eaves storage cupboard providing useful additional storage.

Bedroom Two

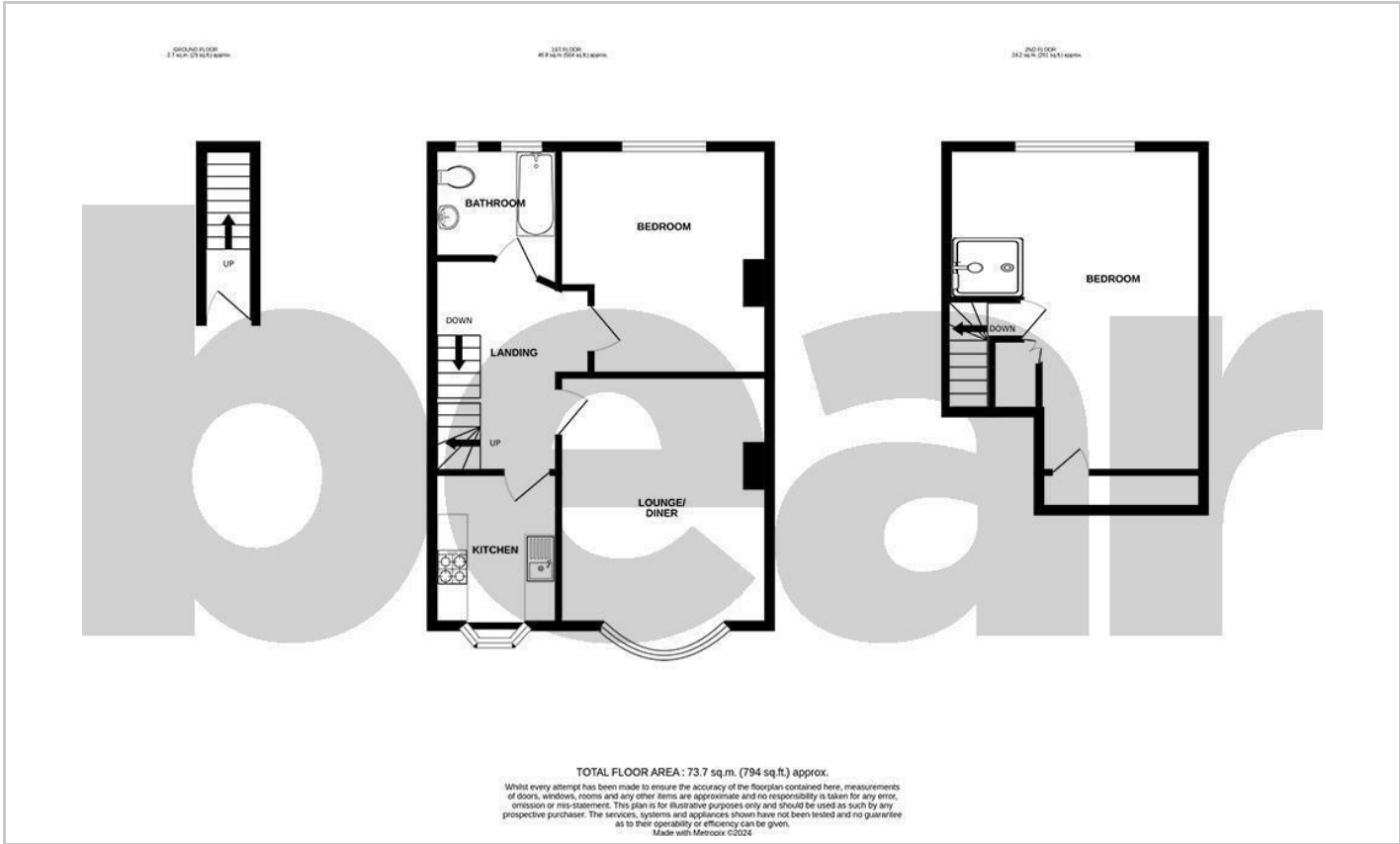
Double bedroom with carpeted flooring, radiator, double-glazed window and smooth ceiling with pendant light. Integrated wall shelving with clothes rail provides useful storage.

Rear Garden

Well-maintained rear garden featuring a raised decking area, lawn, mature tree and a shed positioned to the rear corner, providing a good balance of outdoor space and storage.



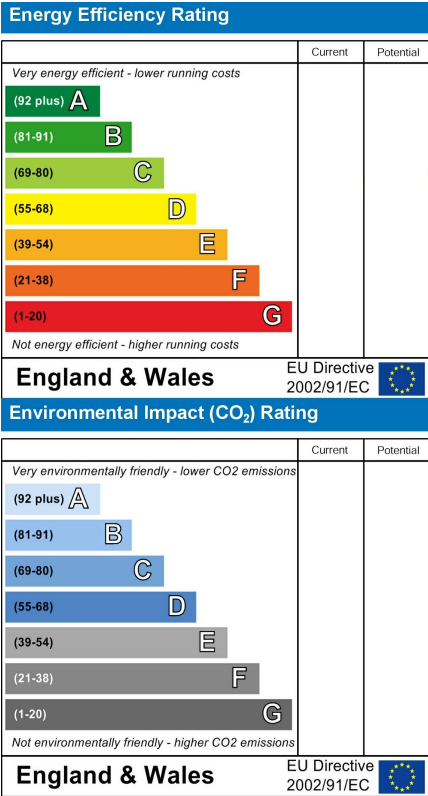
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Southend-on-Sea Office on 01702 811211 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 firms employment has the authority to make or give any representation or warranty in respect of the property.

204 Woodgrange Drive, Southend-on-Sea, Essex, SS1 2SJ

Office: 01702 811211 info@bearestateagents.co.uk <https://www.bearestateagents.co.uk>