



\*No Onward Chain\* Bear Estate Agents are thrilled to offer for sale this spacious and well-maintained one bedroom ground floor retirement apartment, perfectly positioned in the heart of Thorpe Bay. Situated within the sought-after Nevill Court development, this property is exclusively available to residents aged 60 and over and is ideal for those seeking a peaceful, secure and social environment with the convenience of being just moments from excellent local amenities.

## Station Road

Thorpe Bay

**£150,000**

- Ground Floor Retirement Flat for Over 60s with No Onward Chain
- Fitted Kitchen and Modern Three-Piece Shower Room
- Direct Access to a Communal Garden
- Electric Heating and Double Glazing Throughout
- Extensive Communal Facilities: Lounge, Laundry, Guest Suite & Lift
- Spacious Open Plan Lounge/Diner with Feature Fireplace
- One Large Double Bedroom with Built-in Wardrobes
- Communal Off-Street Parking
- Non-Resident Management Staff and Careline Support
- Prime Central Thorpe Bay Location Close to Station, Shops and Seafront



# Station Road



Internally, the apartment comprises a generously sized double bedroom with built-in wardrobes, a bright and welcoming open-plan lounge/diner with a charming feature fireplace and direct access to the large communal garden, providing a wonderful space to relax or enjoy the outdoors. The home further benefits from a fitted kitchen, a three-piece shower room, and ample built-in storage throughout. The property is double glazed, features electric heating, and forms part of a well-managed development offering a strong sense of community and peace of mind.

Residents enjoy access to a host of communal facilities including a residents car park, non-resident management staff, a Careline alarm system, communal lounge, lift, laundry room, guest suite, and regular social activities such as coffee mornings, social evenings, and fish & chip lunches—all organised by the residents themselves.

Perfectly located in Nevill Court on Station Road, this retirement flat is just a short stroll from Thorpe Bay Train Station, providing direct access into London. A fantastic range of shops, eateries, and essential amenities are right on the doorstep, while the nearby seafront and local parks offer a scenic escape just moments away.

## **One Bedroom Ground Floor Flat**

### **Entrance Hall**

8'4 x 6'7

### **Lounge/Diner**

19'10 x 10'5

### **Kitchen**

8'1 x 7'6

### **Bedroom**

15'6 x 9'4

### **Shower Room**

6'7 x 4'11

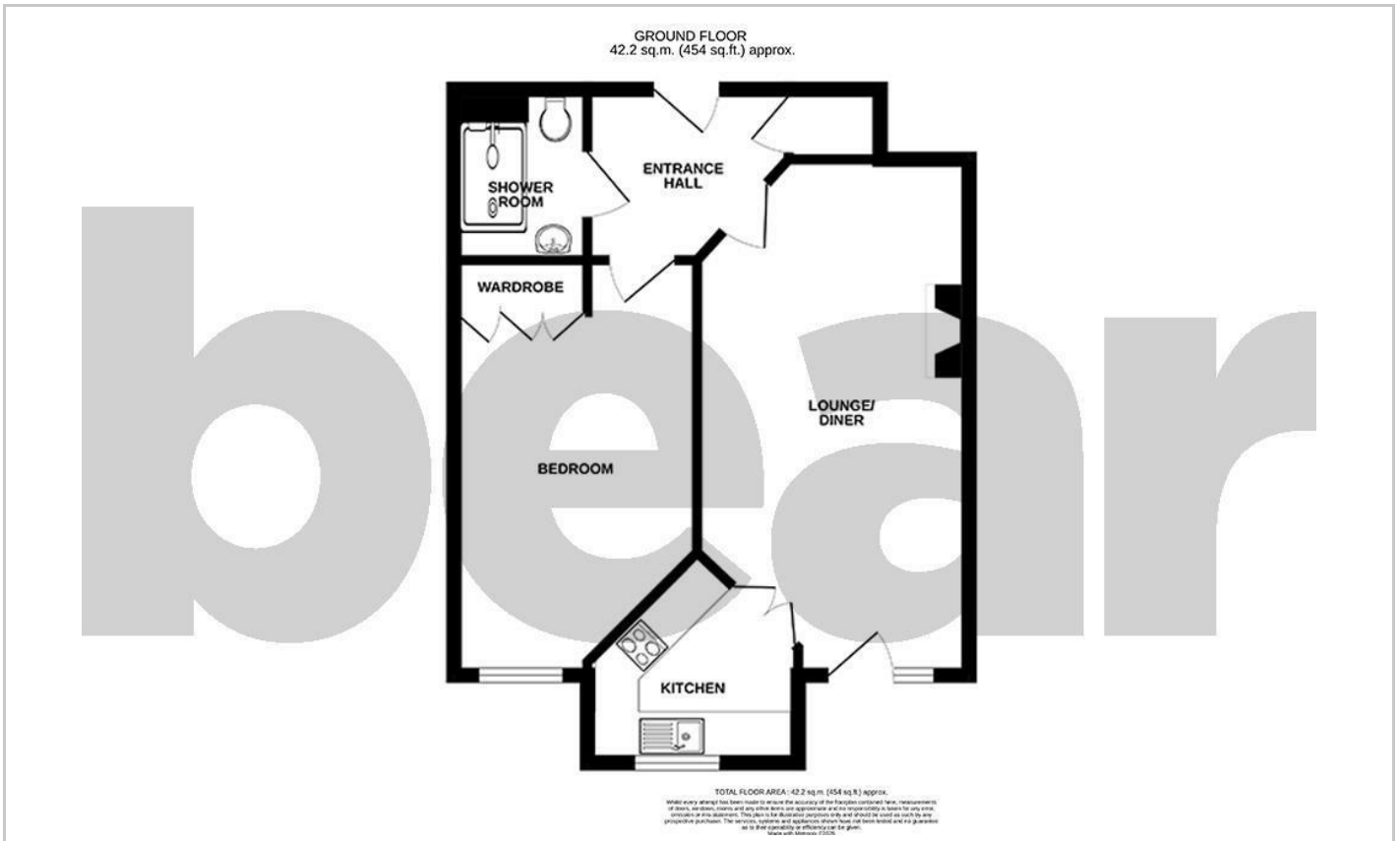
### **Storage**

### **Communal Garden**

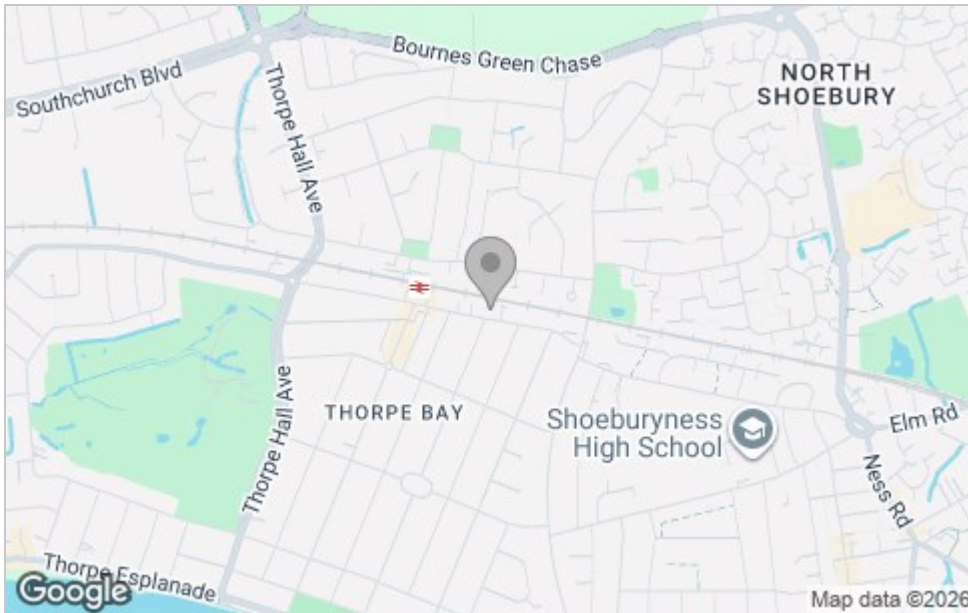
### **Communal Car Park**



## Floor Plan



## Area Map



## 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 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

