



## 46 Brighton Avenue, Southend-On-Sea, SS1 2QN Offers in excess of £225,000

Goodmove are delighted to present this mid-terrace house located in Southend-On-Sea. The property briefly comprises a lounge, kitchen/diner and bathroom. To the first floor are two bedrooms.

Situated on Brighton Avenue in the heart of Southend-on-Sea, this home enjoys an enviable location. With Southend East train station just a short walk away, commuting to London is convenient, while Southchurch Park and local shops, restaurants, and bars are easily accessible. The area is also well-served by bus routes, making it ideal for anyone seeking both connectivity and a vibrant community.

Whether you are looking to invest or find your next home, this residence offers a wonderful opportunity to enjoy all that Southend-On-Sea has to offer. Do not miss the chance to view this home!



## Disclaimer

1. MONEY LAUNDERING REGULATIONS: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.
2. General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.
3. Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.
4. Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.
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