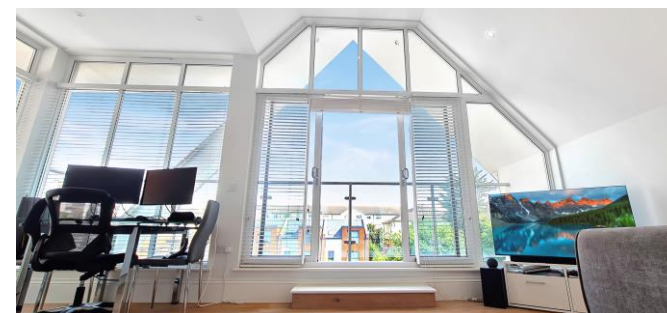




Chalkwell Hall Estate, £319,995, Two Bed Top Floor Flat

Luxurious, Two Double Bed, Top Floor Apartment with Private 20ft Balcony.
Super Bright Apartment with many High Vaulted Ceilings giving a Lovely Spacious Feel.
Open Plan Living with Lounge Area, Dining Area and Fitted Kitchen. Own Parking Space.
Beautiful Tree Lined Rd close to Chalkwell Park

Lease Remaining: Over 115yrs Service Charge: £1992.30pa Ground Rent: £350pa
Council Tax Band: B EPC Rating: C Tenure: Freehold



Chalkwell Hall Estate, Westcliff-on-Sea, Essex, SS0 8FL

LUXURIOUS TOP FLOOR APARTMENT WITH PRIVATE COVERED 20FT
BALCONY IN THE CHALKWELL HALL ESTATE

NO CHAIN

BEAUTIFUL, BRIGHT, STUNNING PROPERTY WITH HIGH VAULTED CEILINGS
AND WALLS OF GLASS IN THE LIVING AREAS !

CLOSE TO CHALKWELL PARK / BEACH / TRAIN STATIONS / LEIGH
BROADWAY SHOPS & RESTAURANTS

SET IN THIS SUPERB TREE LINED AVENUE

DECORATED TO A VERY HIGH STANDARD THROUGHOUT

PRIVATE GATED GARDENS FRONT & REAR

PRIVATE ALLOCATED PARKING SPACE

LEASE OVER 115 YEARS

MOSTLY UNATTACHED TO THE NEIGHBOURS / CHECK OUT THE BLOCK
FLOOR PLAN

Energy Performance Rating: C

Council Tax Band: B

Inspected By: Thomas Devlin-James

Disclaimer: The measurements indicated are supplied for guidance only,
potential buyers are advised to re-check the measurements before committing
to any expense.

Rooms:

Communal Entrance Hall
at Ground Level

Stairs to Upper Levels
with Beautiful Feature Stained Glass Windows

Apartment Entrance Hall
with Storage Cupboard and Entry Phone System

Hallway
Divided into Three Areas (See Floor Plan)

<i>Hall One</i>	19ft 3"
<i>Hall Two</i>	11ft 7"
<i>Hall Three</i>	13ft 4"

Open Plan Contemporary Living Space
with Floor to Ceiling Glass Windows to Two Walls
20' 5" x 13' 5" (6.22m x 4.09m)

Lounge Area
with High Vaulted Ceilings, Beautiful Floor to Ceiling Glass Windows
and Sliding Doors to Balcony

Modern Fitted Kitchen
with Integrated Appliances open to Dining Area

Dining Area
with High Vaulted Ceilings, Beautiful Floor to Ceiling Glass Windows
and Sliding Doors to Balcony

Covered Balcony
with Wooden Flooring and Contemporary Brushed Steel and Glass Fitments
20' (6.09m)

Bedroom One

with High Vaulted Ceilings and Roof Window

13' 0" x 11' 10" (3.96m x 3.60m)

Currently housing the biggest bed I have ever seen !

Bedroom Two

with Window to Side Space for Double Bed /

Wardrobes and Bedside Units

10' 6" x 9' 3" (3.20m x 2.82m)

Modern Family Bathroom

with Four Piece Suite Including Separate Shower
and Bath

11' 0" x 5' 6" (3.35m x 1.68m)

Storage Area to Entire Side Over 30ft !

Door Access from Lounge

Communal Gated Gardens to Front & Rear

Bike Storage Area

Allocated Parking Space to the Rear

Lease Information:

Tenure: Leasehold

Length of Lease: Over 115 Years

Ground Rent: £350 per Annum

Service Charge: £1992.30 per annum

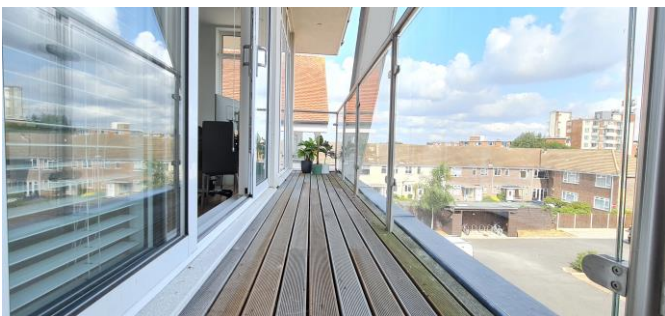
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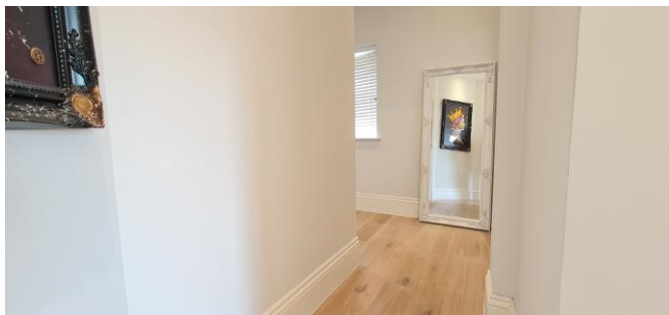
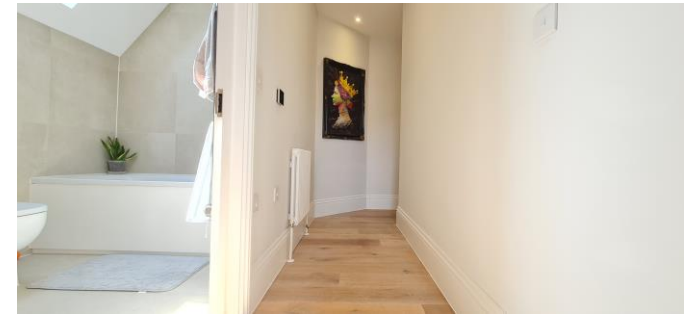
Construction: Standard Brick Built

Broadband: Standard to Superfast

Mobile: Good 4G and some 5G









Upper Floor Layout



Almost Detached !