



Pall Mall, Leigh-On-Sea
£199,995

home.

Flat 4, 109 Pall

Leigh-On-Sea
SS9 1RF



- Lovely First Floor Apartment in the Heart of Leigh
- One Spacious Double Bedroom with Dual Aspect Windows
- Spacious Open Plan Kitchen / Lounge
- Modern Kitchen with Ample Storage
- Contemporary Three Piece Bathroom Suite
- Low Council Tax Band
- Allocated Parking Space
- Perfect for First Time Buyers or Investors
- In the School Catchment for Leigh North Street school
- Excellent Location Moments From Leigh Broadway and Leigh Train Station

Interested?

Give us a call or request a viewing below. Our team are always on-hand and willing to help you.

01702 480 033



Home Estate Agents are excited to introduce this wonderful one-bedroom first floor flat located on Pall Mall, in the heart of Leigh on sea. This well-proportioned apartment is an ideal opportunity for first-time buyers or savvy investors looking to enter the property market.

Upon entering, you will find a welcoming entrance hall, contemporary three-piece bathroom designed with both style and functionality in mind, spacious bedroom that benefits from dual aspect windows, allowing natural light to flood the room, creating a warm and inviting atmosphere. The large open-plan kitchen and lounge area is perfect for both relaxation and entertaining, featuring a modern kitchen equipped with a fitted oven and hob, alongside ample storage space for all your culinary needs.

Additionally, the property comes with the convenience of one allocated parking space, a valuable asset in this bustling area.

Situated just moments from Leigh Broadway, you will have access to a variety of shops, cafes, and restaurants, making it a delightful place to live. Furthermore, the flat is within the catchment area for the highly regarded Leigh North Street School, making it an excellent choice for families. For those who commute, Leigh train station is just a short walk away, providing easy access to London and beyond.

In summary, this one-bedroom flat in Pall Mall offers a perfect blend of modern living and prime location, making it a must-see for anyone looking to settle in Leigh-On-Sea.





Accommodation Comprises

The property is approached via communal door into communal entrance hall with carpeted stairs leading to the first floor. Private wooden entranced door leading into:

Entrance Hall

Wood effect laminate flooring, skirting, coved cornice, ceiling rose with light, phone entry system. Doors to:

Bathroom

Tiled effect lino flooring, skirting, coved cornice, ceiling light, extractor, WC, panelled bath, wash hand basin with storage beneath, mirrored vanity unit, heated towel rail.

Kitchen/Lounge

Kitchen Area

Wood effect laminate flooring, skirting, ceiling light. The kitchen is fitted to include a range of base units with granite effect rolled edge worksurfaces and matching eye level wall mounted units, tiled splashback, sink with drainer and mixer tap, space and plumbing for washing machine, space for fridge freezer, integrated oven with four ring induction hob and extractor over. Open to:



Lounge Area

Wood effect laminate flooring, skirting, coved cornice, ceiling light, double glazed window to rear aspect, cupboard housing boiler, radiator. Door leading to:

Bedroom

Wood effect laminate flooring, skirting, ceiling light, double glazed window to the rear aspect and further double glazed window to the side aspect, freestanding wardrobes (to remain), radiator.

Parking

One allocated parking space at the rear.

Lease Information

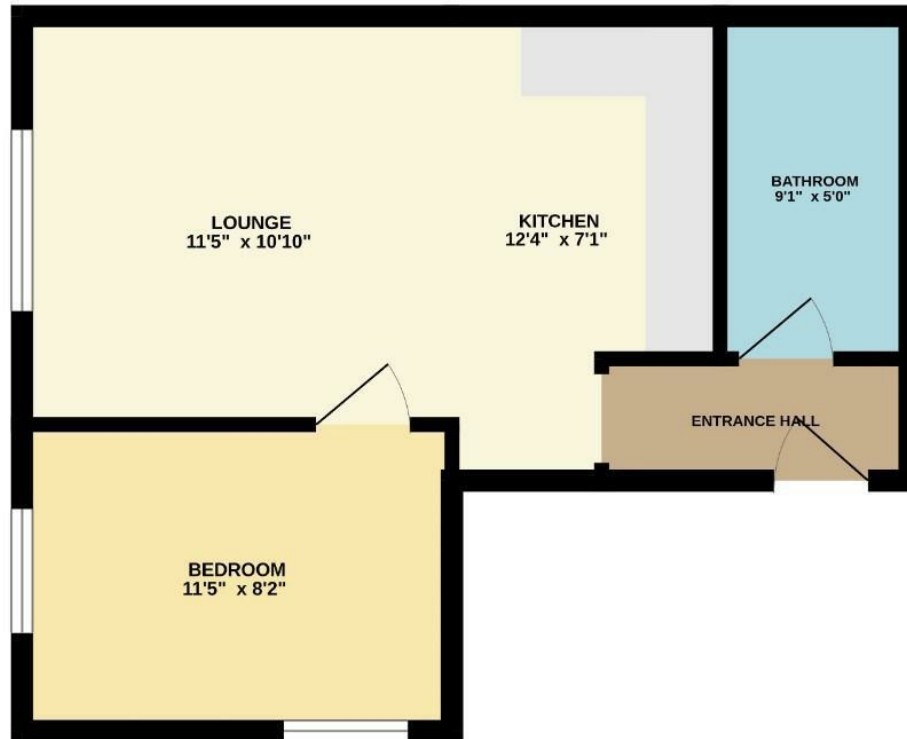
Lease: 91 years remaining

Ground Rent: £408 Per Annum (The vendor has advised that the review period is 5 years)

Service Charge: £1,860 Per Annum

Please note this lease information has been provided by the vendor and we have not substantiated it with solicitors.

FIRST FLOOR
365 sq.ft. approx.



TOTAL FLOOR AREA : 365 sq.ft. approx.
Made with Metropix ©2026



Property Details

1 Bedrooms
1 Bathrooms
1 Reception Rooms
Flat

Approx. sq ft
EPC band: C
Tenure: Leasehold
Council Tax Band: A

£199,995

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