bear
Estate Agents



* 75% SHARED OWNERSHIP * TWO-BEDROOM APARTMENT * WELL-PRESENTED THROUGHOUT * SPACIOUS OPEN-PLAN LOUNGE/KITCHEN/DINER * FITTED KITCHEN WITH BUILT-IN OVEN, GAS HOB AND EXTRACTOR HOOD * TWO WELL-PROPORTIONED BEDROOMS * VERSATILE SECOND BEDROOM/HOME OFFICE * THREE-PIECE BATHROOM * ALLOCATED PARKING SPACE * GENEROUS PRIVATE BALCONY WITH OPEN VIEWS * APPROXIMATELY 655 SQ. FT. * CLOSE TO PRIORY PARK, SOUTHEND HOSPITAL, A127 AND TRANSPORT LINKS * This well-presented two-bedroom apartment offers bright and spacious accommodation throughout. The open-plan lounge/kitchen/diner provides an inviting space for relaxing and entertaining, featuring wood-effect flooring and access to a generous private balcony. The fitted kitchen offers ample cupboard and worktop space, complemented by a built-in oven, gas hob and extractor hood. The property boasts two well-proportioned bedrooms, including a versatile second bedroom currently used as a home office, alongside a three-piece family bathroom. Further benefits include a private balcony with composite decking, frosted glass balustrades and pleasant open views. Ideally

- Well-presented two-bedroom apartment
- Bright and spacious accommodation throughout
- Fitted kitchen with built-in oven, gas hob and extractor hood
- Three-piece bathroom with shower over bath
- Balcony featuring composite decking and frosted glass balustrades
- 75% Shared Ownership
- Open-plan lounge, kitchen and dining area
- Two well-proportioned bedrooms
- Generous private balcony with open views
- Conveniently located close to Priory Park, local supermarkets, Southend Hospital and the A127 for excellent transport links.

Cole Avenue

Southend-on-Sea

£176,250

2 1 nul B

75% Shared Ownership

Cole Avenue





Frontage

located close to Priory Park, local supermarkets, Southend Hospital and the A127, offering excellent transport links. Early viewing is highly recommended!

Entrance Hall
11'5 x 5'3
A welcoming entrance hall featuring neutral décor, carpeted flooring and access to the accommodation, with space for coat and shoe storage.

Lounge/Kitchen
19'4 x 13'9
A bright and spacious open-plan living area offering ample room for relaxing and dining, featuring wood-effect flooring, inset spotlights and sliding doors opening onto the private balcony. The fitted kitchen boasts cream units with contrasting handles, generous worktop space, a built-in oven, gas hob, extractor hood and stainless steel sink with drainer.

Bedroom One
10'9 x 12'8
A well-proportioned double bedroom featuring a striking deep green feature wall, carpeted flooring and a large window allowing plenty of natural light. Offers ample space for bedroom furniture, with a radiator and pendant lighting.

Bedroom Two
13'10 x 6
A versatile second bedroom currently arranged as a home office, featuring a contrasting grey feature wall, carpeted flooring and a window providing natural light. Offers ample space for bedroom furniture or a dedicated workspace.

Bathroom
7'2 x 6'2
A well-presented three-piece bathroom comprising a panelled bath with overhead shower and glass screen, pedestal wash basin and low-level WC. Finished with neutral tiling, mirrored storage cabinets, tiled flooring and a chrome heated towel rail.

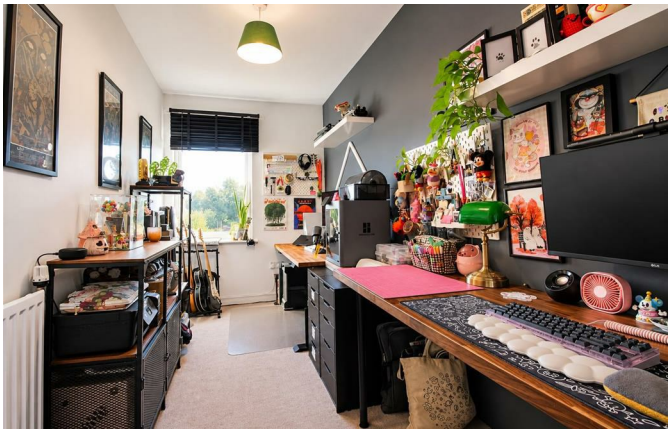
Balcony
A generous private balcony accessed from the open-plan living area, featuring composite decking and frosted glass balustrades for added privacy. Offering ample space for outdoor seating and enjoying pleasant open views.









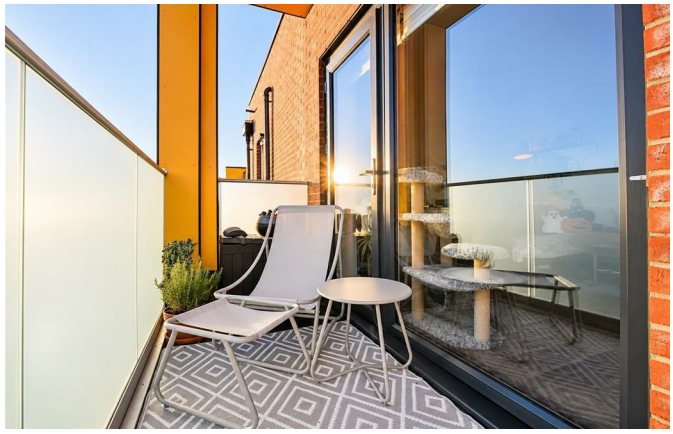




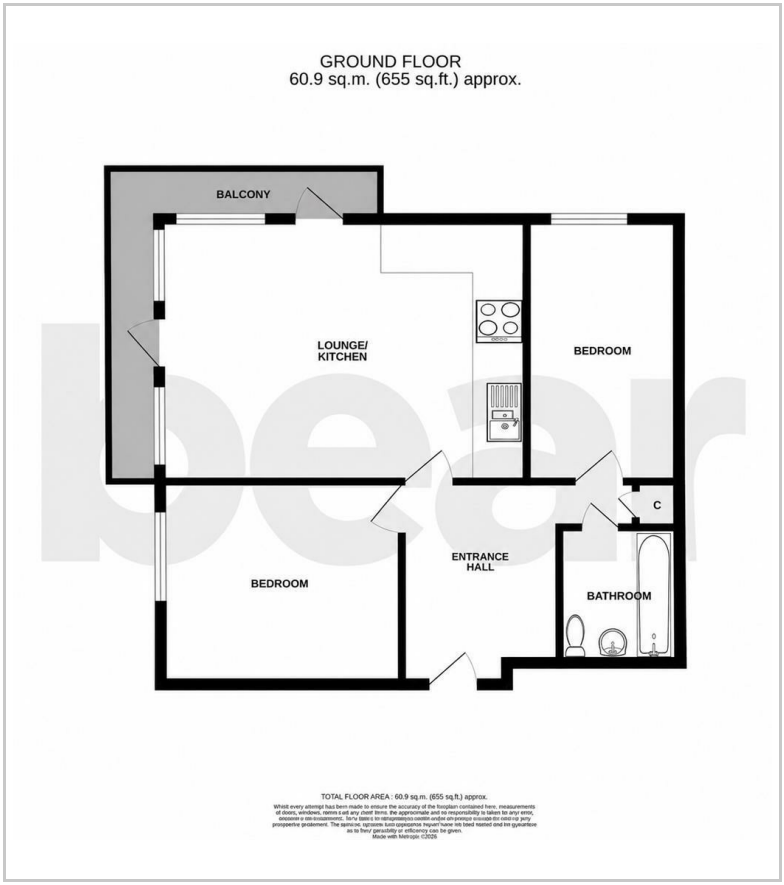








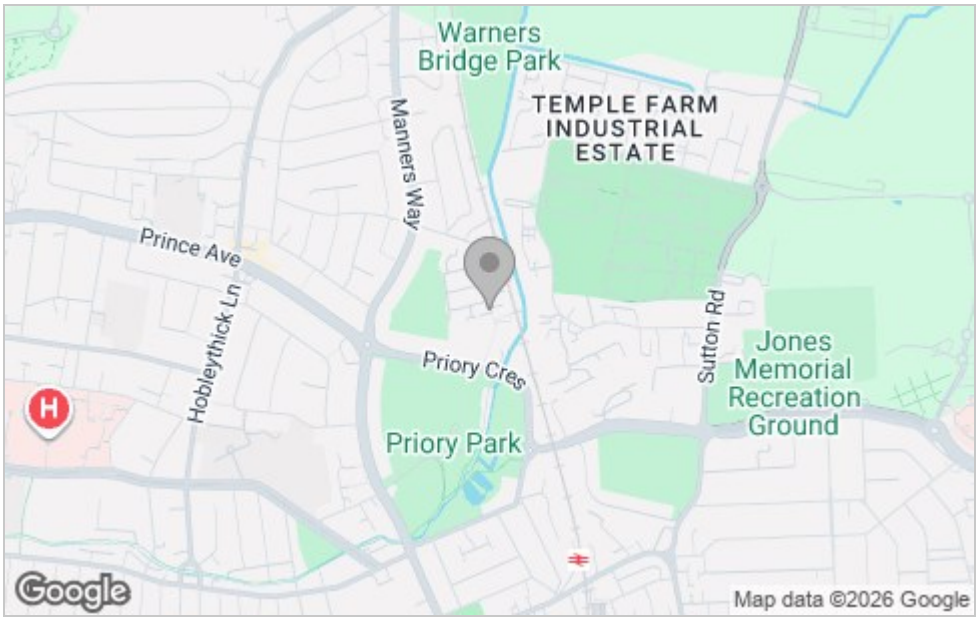
Floor Plan



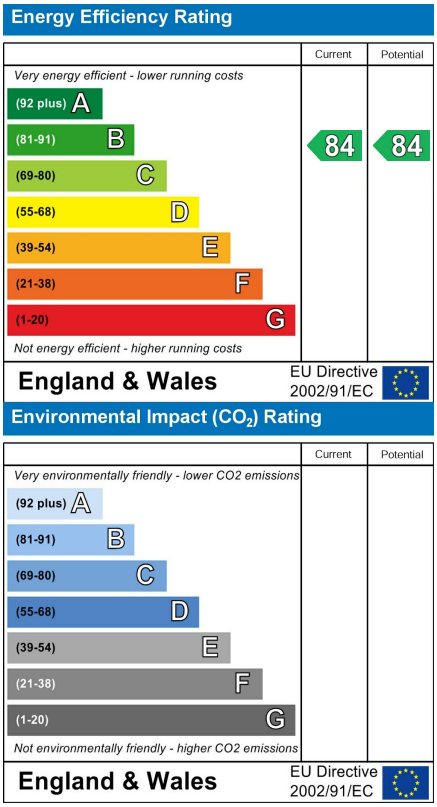




Area Map



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