

One/Two Bedroom Ground Floor Flat For Sale - **Monthly Rental Of £1,150**

**Boston Avenue, Southend-On-Sea SS2 6JH**



## KEY FEATURES

- One Bedroom/Two Bedroom, Ground Floor Flat
- Spacious Accommodation
- Gas Central Heating
- Direct Access to Communal Garden
- Off Street Parking
- Minutes from Shops, Eateries and Popular Transport Links
- Newly Fitted Carpets Throughout
- Extra Reception Room for Flexibility
- Original Features
- Available Now!

## Description

Bright and spacious, one/two bedroom, ground floor flat! Belle Vue are happy to welcome this charming property to the rental market. Enjoying a convenient location, just minutes from popular shops and eateries, with highly sought after transport links on your doorstep, this home can be found in the heart of Southend, making days out in the city, easy! Envidable for its original features, this home offers generous accommodation with its sizable double bedroom, separate lounge and dining areas as well as a fully equipped kitchen and three piece bathroom. Complete with gas central heating, this property comes with direct access to the communal garden, as well as secure, gated off street parking. Viewings available now!

## Accommodation

### Entrance Hallway

Accessed from a private front door, you are welcomed into the entrance hallway. With carpet flooring and painted walls, this space benefits from a fitted radiator as well as a built in storage cupboard. From here, there are further doors leading to the lounge, bedroom and dining room.

### Lounge/Additional Bedroom

Accessed from the entrance hallway, there is a bright and spacious lounge. With carpet flooring and painted walls, this space benefits from an original bay window towards the front elevation of the property, with additional features such as an ornate coved ceiling, a fitted radiator and bi-fold doors that open into the bedroom.

### Bedroom

Accessed from the entrance hallway, there is a sizable double bedroom. With carpet flooring and painted walls, this space benefits from double glazed windows and uPVC door towards the rear elevation, allowing access to the communal garden, as well as a fitted radiator and bi-fold doors that open into the lounge.

### Dining Room/Lounge

Accessed from the entrance hallway, there is a dining room. With carpet flooring and painted walls, this space benefits from dual aspect lighting, featuring an original sash window, as well as a built in storage cupboard and a fitted radiator. From here, there is a further door leading to the kitchen.

### Kitchen

Accessed from the dining room, there is a kitchen space. Comprised of both eye level and low level storage units, this space houses amenities such as an oven, hob extractor, washing machine and stainless steel sink with dryer unit. Complete with tiled flooring, splashback wall tiling and recessed spot lighting, this space benefits from a uPVC door and double glazed window towards the side elevation, allowing access to the rear garden, as well as a further door leading to the bathroom.

### Bathroom

Accessed from the kitchen, you are welcomed into the bathroom. Comprised of a low level W/C, pedestal hand wash basin, paneled bath, wall mounted shower and folding shower screen, this space is complete with tiled flooring and splashback wall tiling. Additional benefits include a wall mounted mirror, a fitted radiator and dual aspect lighting towards the side and rear elevation.

### Communal Garden

Accessed from the bedroom and kitchen, this flat comes with direct access to the communal rear garden. Mainly laid to lawn, this space benefits from a communal storage shed.

### Off Street Parking

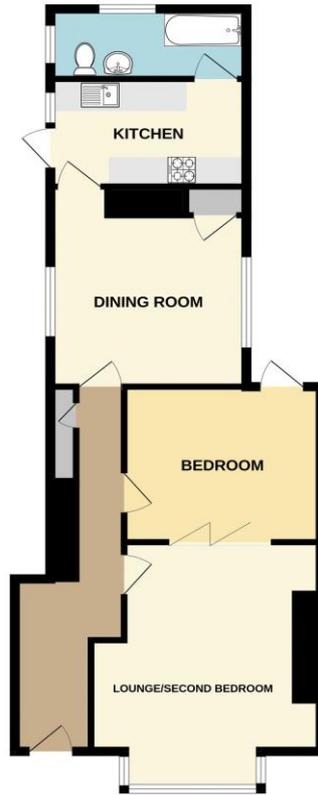
This property comes with off street parking at the rear of the property, accessed via a secure wooden gate. This can be accessed via Princes Street.





# Floorplan

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metropix ©2026

## EPC Graph & Additional Information

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		

Tax Band for this property is: **B**  
 EPC rating for this property is: **D**  
 Tenure of the property is: **Leasehold**



## Disclaimer

Whilst every effort is made to ensure that the information provided in these particulars is accurate, customers should view such information, including descriptions, room sizes & photos, purely as a guide and should not be relied upon. All appliances are untested. Items shown in the photos are not necessarily included with the property.