To arrange a viewing contact us today on 01268 777400

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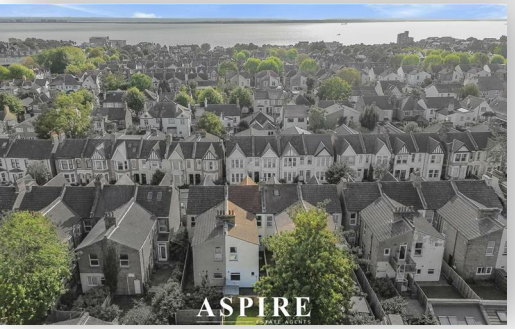
ESTATE AGENTS



Burdett Avenue, Westcliff-On-Sea Guide price £220,000

*** GUIDE PRICE £220,000 - £240,000 ***

Aspire are delighted to present this beautifully presented and exceptionally spacious two-bedroom period character flat, ideally positioned for convenient access to Westcliff-on-Sea, Southend City Centre and the seafront.

Combining generous period proportions with stylish modern improvements, the property offers an impressive amount of living space with high ceilings, a large bay-fronted lounge and a striking exposed-brick feature wall in the principal bedroom.

The accommodation includes two well-proportioned bedrooms, a spacious lounge/dining room, separate fitted kitchen and a beautifully finished fully tiled marble-effect bathroom with a contemporary multifunction shower system. Newly fitted carpets further enhance the presentation throughout.

A particularly attractive feature is the private rear garden, providing valuable dedicated outside space rarely found with flats in this location and ideal for relaxing or entertaining.

The property also benefits from an EPC rating of C and a long lease, originally granted for 199 years from 25 March 1983 with approximately 155 years remaining.

Current annual leasehold costs are relatively low at approximately £680 per annum, including £50 ground rent, buildings insurance and administration. There is currently no fixed regular service charge payable.

Hallway

Landing
25'7" x 5'0" (7.80 x 1.54)

Living Room
15'10" x 14'3" (4.83 x 4.35)

Bedroom One
11'3" x 9'10" (3.45 x 3.02)

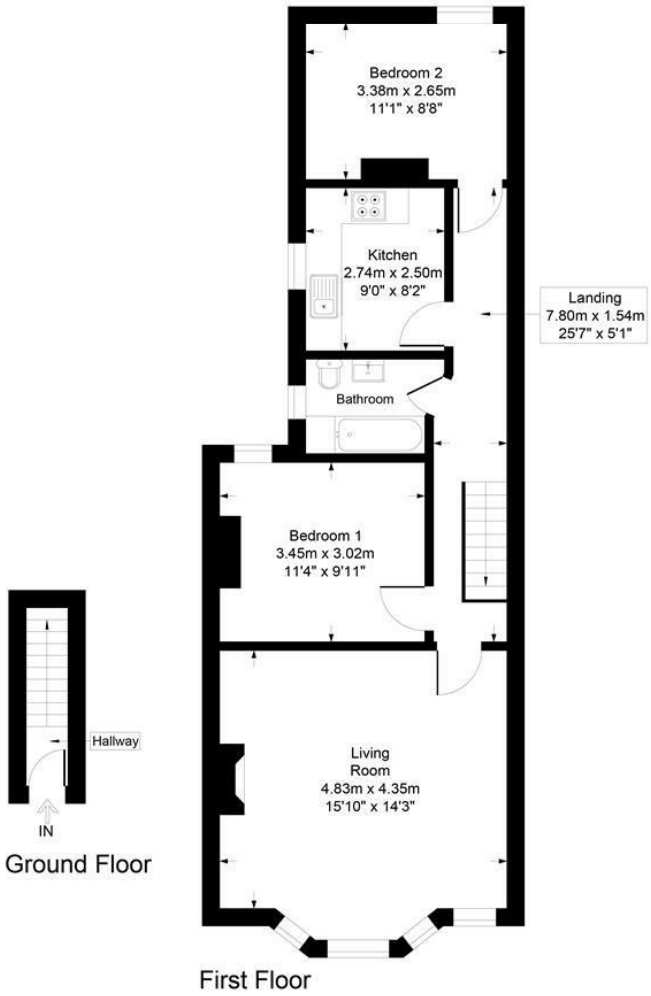
Bathroom

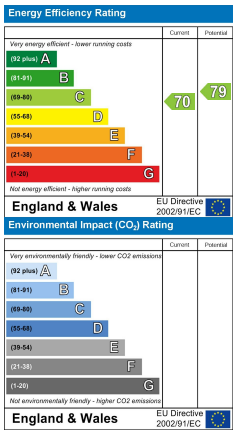
Kitchen
8'11" x 8'2" (2.74 x 2.50)

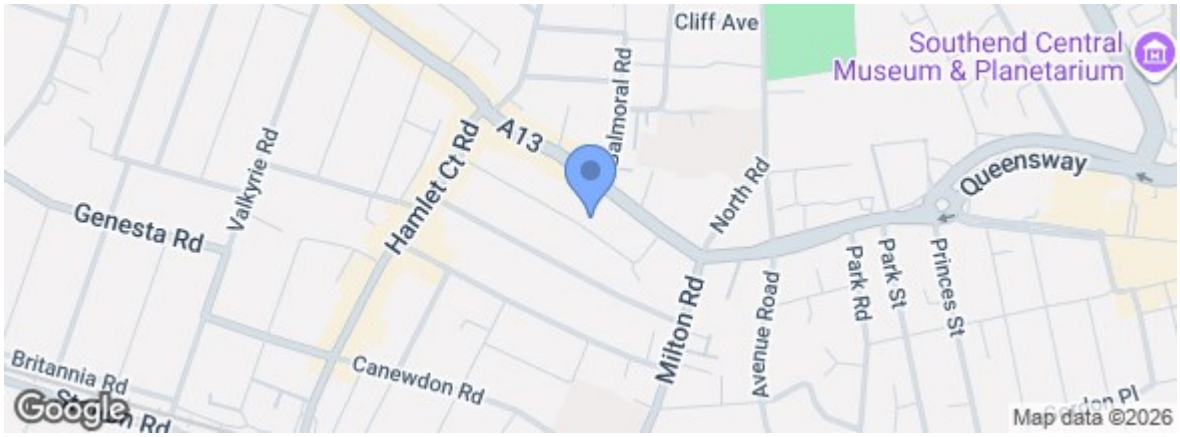
Bedroom Two
11'1" x 8'8" (3.38 x 2.65)

65 Burdett Avenue

Approximate Gross Internal Floor Area = 64.6 sq m / 695 sq ft







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227 High Road, Benfleet, Essex, SS7 5HZ

Tel: 01268 777400