



London Road, Leigh-On-Sea
£290,000

home.

Flat 2, 1028 London Road Leigh-On-Sea SS9 3ND



- Super Smart Two Bedroom First Floor Apartment
- Fabulous Dual Aspect Open Plan Lounge & Kitchen
- Balcony
- Modern Bathroom
- Secure Allocated Parking For One Vehicle
- Perfectly Positioned For Local Bus Routes & Shopping Facilities

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 Of Leigh are very excited to offer for sale this super smart two bedroom first floor apartment which benefits from secure allocated parking for one vehicle and is within walking distance of the Broadway and mainline railway station.

The accommodation comprises; entrance hall, a fabulous dual aspect open plan lounge & kitchen with access to a balcony, two double bedrooms with the master also accessing the balcony and a modern three piece bathroom suite.

Externally the property boasts secure allocated parking for one vehicle.

Located on the corner of London Road & Leigh Hall Road in the heart of Leigh On Sea, this stylish apartment is perfectly positioned to take full advantage of local bus routes and shopping facilities.



Accommodation Comprises:

The property is approached via secure entry phone system with stairs leading to the first floor with further private entrance door leading to:

Entrance Hall:

12'1 (max) x 9'7 (max)

A great size entrance hall with wood flooring throughout, smooth plastered ceiling with insets spotlighting, built-in storage cupboard, radiator, doors to:

Open Plan Lounge & Kitchen:

19'4 x 13'9

A great size dual aspect room with double glazed window with acoustic secondary glazing (to aid soundproofing) to side aspect, smooth plastered ceiling with inset spotlighting, double glazed sliding patio doors to the front with acoustic secondary glazing (to aid soundproofing) to the front and side giving access to the balcony, two radiators. The kitchen area is fitted to include a one and a quarter bowl sink unit with mixer tap, inset into a range of square egde work surfaces with cupboards and drawers beneath, integrated oven and four ring electric hob with extractor hood above, further range of matching eye level wall mounted units with concealed lighting beneath, integrated fridge with separate freezer, integrated dishwasher and washing machine, tiled splash backs, part tiled and part wood flooring.

Bedroom One:

13'1 x 11'7

Double and acoustic secondary double glazed sliding patio doors to front aspect giving access to the balcony, wood flooring, smooth plastered ceiling with inset spotlighting, radiator.

Bedroom Two:

13'9 x 8'1

Double glazed window to side aspect, carpeted, smooth plastered ceiling with inset spotlighting, radiator.

Bathroom:

7'11 x 5'6

Modern three piece suite comprising; panelled bath with mixer tap and shower attachment, low level WC, wash hand basin with mixer tap and vanity cupboard beneath, fully tiled to surrounding walls, tiled flooring, smooth plastered ceiling with inset spotlighting, heated towel rail.

Parking Facilities:

The property benefits from secure off street parking for one vehicle.

Lease Information

Lease: 116 years remaining
Ground Rent: £300 Per Annum
Service Charge: £1479 Per Annum

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





FIRST FLOOR



Property Details

2 Bedrooms
1 Bathrooms
1 Reception Rooms
Flat

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

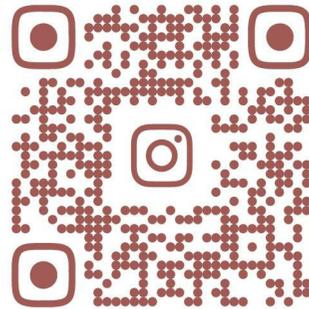
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The Old Bank, 26 Broadway
Leigh-on-Sea, SS9 1AW

01702 480 033

