

Ist Call

SALES AND LETTINGS



Alexandra Road, Southend-On-Sea, SS1 1HB

£275,000

Beautiful 1-bed character flat in Clifftown Conservation Area! Cosy lounge, modern kitchen/breakfast room, private garden, parking, 50% shared freehold. Near clifftop gardens, high street & station. Must view!

Located within the prestigious Clifftown Conservation Area, this beautifully presented one-bedroom ground floor character apartment enjoys an enviable position with the stunning clifftop gardens, vibrant high street, and railway station all within easy reach - perfect for those seeking heritage charm with urban convenience.

Thoughtfully improved by the current owners, this characterful home seamlessly blends period features with contemporary comfort. The cosy front lounge creates an inviting space for relaxation, while the comfortable double bedroom provides peaceful accommodation. The modern bathroom showcases quality fixtures, and the spacious modern fitted kitchen/breakfast room serves as a delightful hub for dining and entertaining. Exceptional benefits elevate this property above typical ground floor apartments. Your own private rear garden provides a rare outdoor sanctuary - perfect for morning coffee or evening relaxation - while convenient off-street parking adds significant practical value in this sought-after conservation area.

The valuable 50% share of the freehold provides long-term security, control over property decisions, and potential financial advantages, making this particularly attractive for both owner-occupiers and investors.

This remarkable combination of period character, modern improvements, private garden, parking, and freehold ownership in a prime conservation location represents an outstanding opportunity.

An internal viewing is essential to fully appreciate the quality and unique charm this exceptional property offers.

Accommodation Comprising

Front door leading to communal entrance lobby with own front door to...

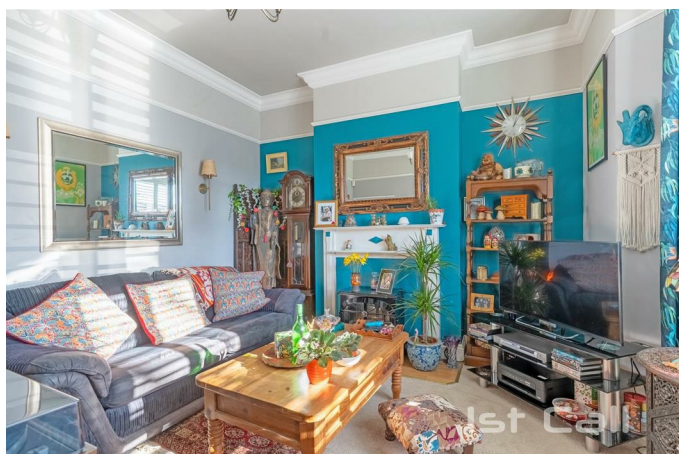
Entrance Hall

Radiator, large built in storage cupboard, door to side, engineered oak wood block herringbone flooring, dado rail, smooth plastered ceiling, doors off to...

Lounge 14'2 into bay x 12'12 (4.32m into bay x 3.66m)



Double glazed bay window to front with fitted shutters, radiator, feature tiled fireplace with wooden surround, picture rail, coved ceiling with ceiling rose...

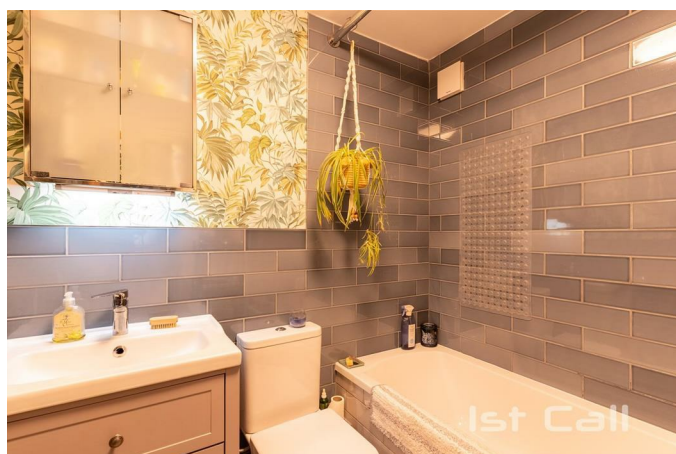


Bedroom 12'4 x 12'1 (3.76m x 3.68m)

Sash window to rear, radiator, engineered oak wood block herringbone flooring, picture rail, smooth plastered coved ceiling with ceiling rose...



Bathroom



Modern white suite comprising panelled bath with shower unit over, vanity wash hand basin, low level W.C., heated towel rail, tiled splashbacks and flooring, smooth plastered ceiling, window to side...

Kitchen/ Breakfast Room 14'9 x 9'9 (4.50m x 2.97m)



Range of fitted base units with complementing working surfaces over, inset single drainer sink unit, integrated stainless steel gas hob with oven below, space and plumbing for washing machine, matching wall mounted units, tiled splashbacks, engineered oak wood block herringbone flooring, french doors leading to secluded courtyard style

seating area and providing access to garden,
double glazed windows to side and rear aspects...



Externally

Front Garden

Providing off street parking space...

Rear Garden



Own rear garden mostly laid with cobblestone
paving, flower/ shrub borders, gate providing side
access...



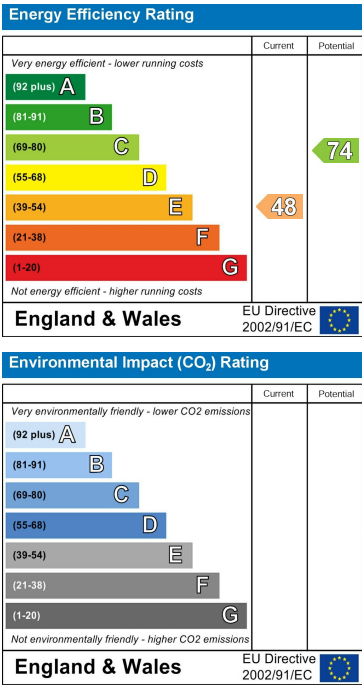
Floor Plan



Area Map



Energy Efficiency Graph



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