



Shaftesbury Avenue, Southend-On-Sea, SS1 2YN

£795,000

UNIQUE RESIDENTIAL FREEHOLD INVESTMENT OPPORTUNITY

A rare offering comprising two substantial adjacent freehold houses with exceptional development and conversion potential, commanding an enviable position directly overlooking Southchurch Park. These impressive freehold properties have been successfully combined and most recently operated as a Supported Living facility accommodating 12-13 rooms. The substantial combined accommodation now presents exciting opportunities for astute investors and developers.

Development Potential (Subject to Planning)
The flexible nature of these large buildings offers multiple strategic options:

Revert to two substantial individual family homes
Continue as specialist accommodation facility
Convert to multiple residential units
Alternative residential or care-related uses

Prime Location
The property enjoys an exceptional setting with:

Direct park views across Southchurch Park
Seafront and beaches just a two-minute walk away
Easy access to Southend East railway station for London connectivity
Established residential area with strong rental and sales demand

External Features

Front gardens predominantly hard-surfaced providing parking for up to 4 vehicles
Rear gardens offering valuable amenity space
Substantial plot with development potential

Investment Highlights

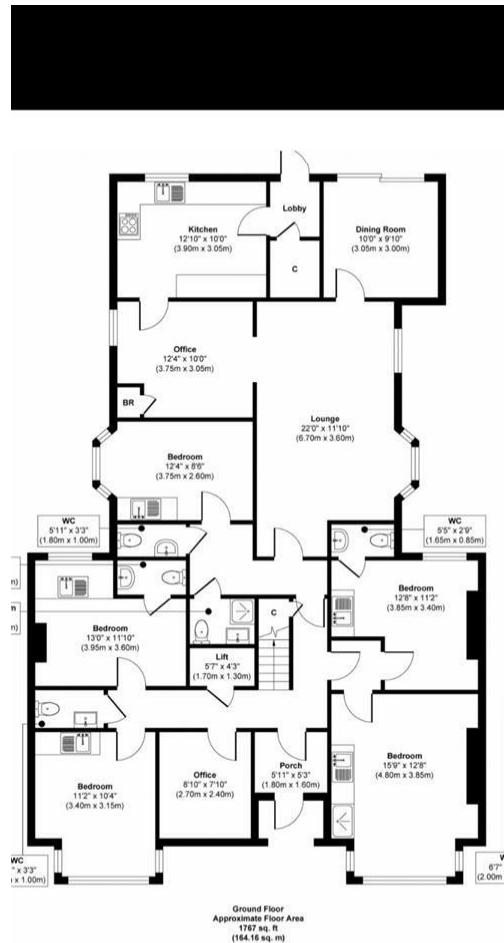
Rare freehold investment opportunity
Significant flexibility for multiple uses
Prime location with park views and coastal proximity
Strong transport connectivity
Established commercial use with potential to maximize value

This represents an exceptional opportunity for investors, developers, or owner-occupiers seeking substantial space with multiple revenue or lifestyle options in one of Southend's most desirable locations.

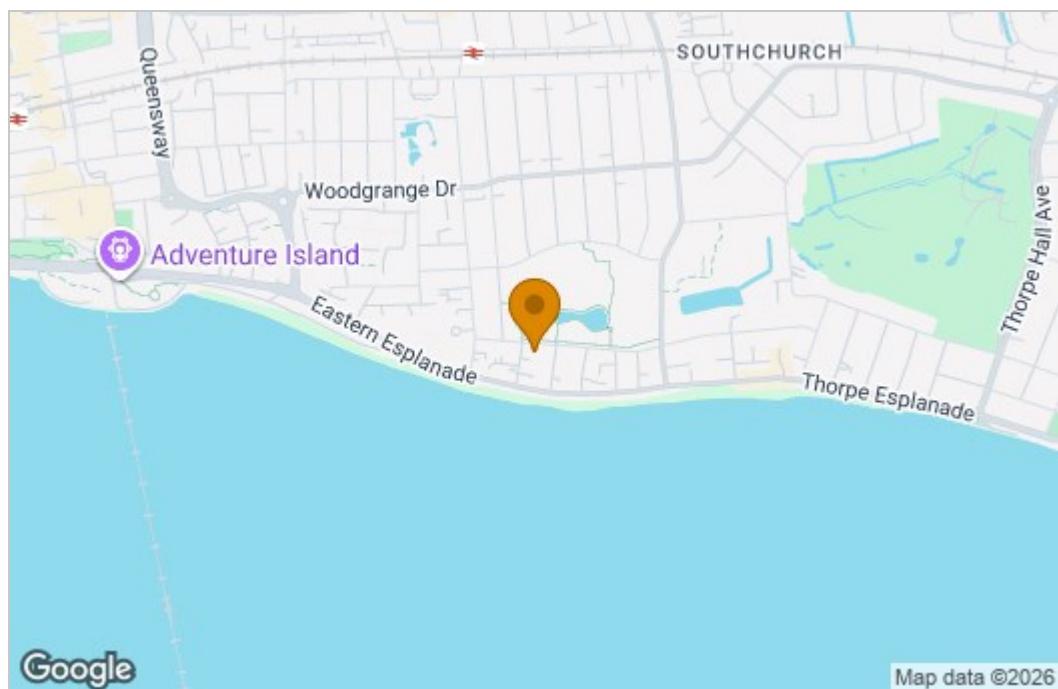
Agents Note

We understand that the Local Authority has already rejected an application for the property to be converted to an HMO...

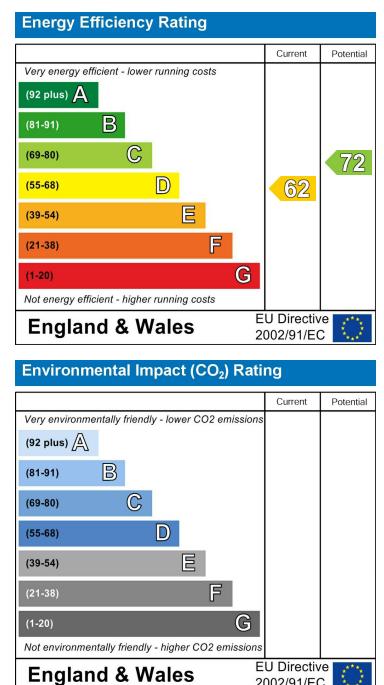
Floor Plan



Area Map



Energy Efficiency Graph



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