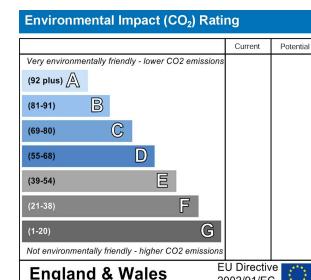
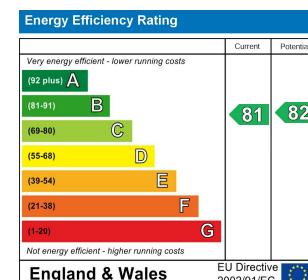


**Ground Floor**



12-14 Berrys Arcade  
High Street  
Rayleigh  
SS6 7EF

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**6 Hockley Road  
Rayleigh, SS6 8GJ  
£270,000**



- Minutes Walk To High Street & Station
- Purpose Built First Floor Apartment
- 2 Double Bedrooms
- 2 Bathrooms
- Modern Open Plan Kitchen
- 16' Lounge
- Private & allocated parking
- Communal Gardens
- Well Maintained
- No Onward Chain



Well-Maintained 2 Bedroom, 2 Bathroom First Floor Apartment – Walking Distance to Rayleigh High Street  
GUIDE PRICE £270,000 to £280,000

St George Homes are delighted to offer for sale this spacious and well-maintained first floor apartment, ideally located just a short walk from Rayleigh High Street. The property features a secure entry phone system and a welcoming entrance hallway with two useful storage cupboards. A bright and generously sized 16'3" x 11'8" lounge flows into a modern open-plan kitchen, creating a perfect space for both relaxing and entertaining. There are two double bedrooms, with the master benefitting from its own en-suite shower room, in addition to a contemporary principal bathroom.

Externally, the apartment offers an allocated parking space and access to well-kept communal gardens. Situated in a popular and convenient location close to shops, restaurants, and transport links, this property is ideal for first-time buyers, downsizers, or investors. Early viewing is highly recommended.

#### ACCOMMODATION

Communal door with Entryphone system stairs to first floor,

#### RECEPTION HALL

Entryphone system, radiator behind cover, two storage cupboards, power & telephone points,

#### LOUNGE 16'3 x 11'8 (4.95m x 3.56m)

UPVC double glazed window to rear, radiator, power & Tv points, open wat to kitchen,

#### KITCHEN 11'8 x 7' (3.56m x 2.13m)

Fitted with a modern range of light grey eye level & base level units with complimentary rolled edge work tops incorporating stainless steel sink drainer with mixer taps, gas hob having extractor fan & oven. integrated fridge & freezer, plumbing for washing machine & space for tumble dryer, wall mounted combination boiler, power points,

#### BEDROOM 1 12'2 x 10'7 (3.71m x 3.23m)

UPVC double glazed window to rear, fitted wardrobes, radiator, power & Tv points,

#### EN-SUITE SHOWER ROOM

White suite comprising shower cubicle with glazed surround & splash back tiling, low level wc, pedestal wash hand basin, extractor fan,

#### BEDROOM 2 12' x 10' (3.66m x 3.05m)

UPVC feature window to side, freestanding wardrobes, radiator, power points,

#### BATHROOM

Modern white suite comprising panelled bath with shower/mixer taps, low level wc, pedestal wash hand basin, splash back tiling, heated towel rail extractor fan,

#### OUTSIDE

#### COMMUNAL GARDEN

There are lawned areas throughout the complex with evergreen shrubs bin store & storage cupboard, lighting,

#### PARKING

There is an allocated parking space with further guest parking, access for the car park is Mill Field Close SS6 8LX