



## Sutton Road, Southend-On-Sea, SS2 5ES

£2,100 Per Month



Nestled on Sutton Road in the charming area of Southend-On-Sea, this delightful ground floor flat offers a perfect blend of comfort and convenience. Spanning an inviting 753 square feet, the property features two well-proportioned bedrooms, making it an ideal choice for small families, couples, or individuals seeking extra space.

Upon entering, you are welcomed into a separate lounge that provides a cosy atmosphere for relaxation or entertaining guests. The layout of the home is thoughtfully designed to maximise space and functionality, ensuring that every corner is utilised effectively. The property also boasts a well-appointed bathroom, catering to all your daily needs.

With its prime location, residents can enjoy easy access to local amenities, parks, and the beautiful coastline that Southend-On-Sea is renowned for. Whether you are looking to explore the vibrant local culture or simply enjoy a leisurely stroll along the seafront, this area has much to offer.

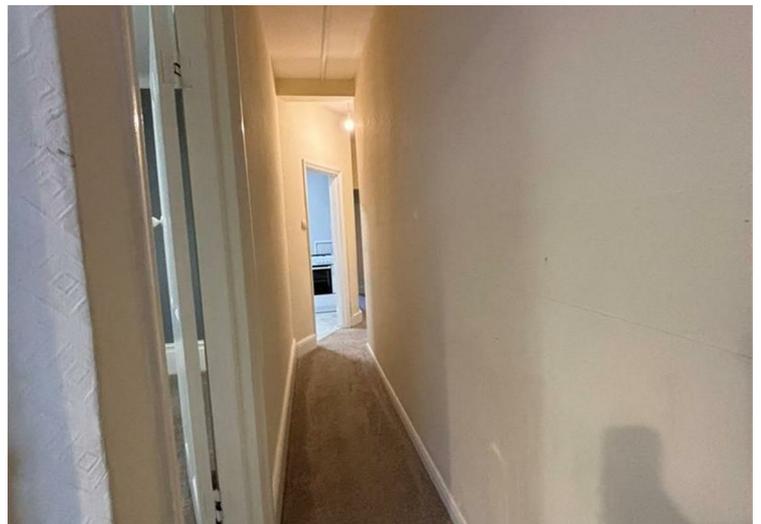
Available for immediate occupancy, this property presents a wonderful opportunity for those seeking a comfortable and convenient living space in a sought-after location. Do not miss the chance to make this charming house your new home.

### Viewing

To arrange a viewing on this property or require further information please contact one of our team on 0208 059 4444



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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