



* £150,000 - £170,000 * MOMENTS FROM WESTCLIFF STATION FOR COMMUTERS * PERMIT PARKING ON THE ROAD * MINUTES FROM THE BEACHFRONT AND AMENITIES/BUS LINKS * NO ONWARD CHAIN * This top/second floor one double bedroom flat is located in a charming period building and in a quiet location on a sought-after, tree-lined road. The accommodation is comprised of; a bright double bedroom, a modern layout with an open-plan kitchen/reception room, a three-piece shower room suite, ample loft storage and a welcoming communal hallway. There is permit parking available for residents and Hamlet Court Road and the London Roads amenities and bus links are around the corner. The beachfront and Westcliff Station for London commuters are minutes away and the property is available to view now and is being sold with no onward chain!

- Top floor flat with double bedroom
- Moments from Westcliff Station for commuters
- Three-piece shower room
- No onward chain
- Permit parking on the road
- West facing garden
- Open-plan kitchen-reception room
- Characterful period building
- Very short walk to the beachfront and amenities
- Ideal for first time buyers and investors

Preston Road

Westcliff-on-Sea

£150,000

Price Guide



Preston Road



Frontage

Shingle frontage and pathway leading to an overhanging front porch with a wooden door through to a communal hallway, which has a staircase rising to the second floor landing to your own private entrance door.

Entrance Lobby

Victorian tiled flooring, skirting, door through to bathroom and an opening through to kitchen-reception room.

Reception Room

15'1 x 10'5

UPVC double glazed window to front aspect, large alcove fit for storage, coving, skirting, carpet and an opening through to the kitchen.

Kitchen

8'2 x 6'7

Wooden wall-mounted and base level kitchen units comprising; stainless steel 1.5 sink and drainer with chrome mixer tap and a tiled splashback set into granite effect laminate worktops, four ring burner electric hob with integrated oven, fridge/freezer and washer/dryer to remain, loft access above, walk-in eaves storage which is partially boarded and insulated and has storage space as well as the immersion heater.

Bedroom

14'9 x 7'9

UPVC double glazed window to front aspect, alcove for wardrobe space, skirting and carpet.

Three-Piece Shower Room

UPVC double glazed obscured window to rear aspect, shower cubicle with power shower,

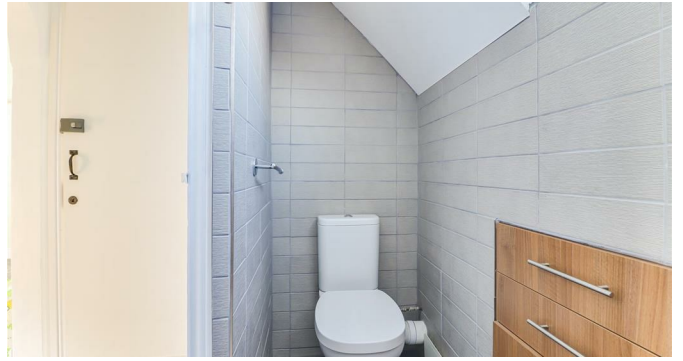
floating vanity unit with wash basin and mixer tap, low-level w/c, electric heater, eaves storage cupboard, fully tiled walls, flooring.

Shared West-Facing Garden

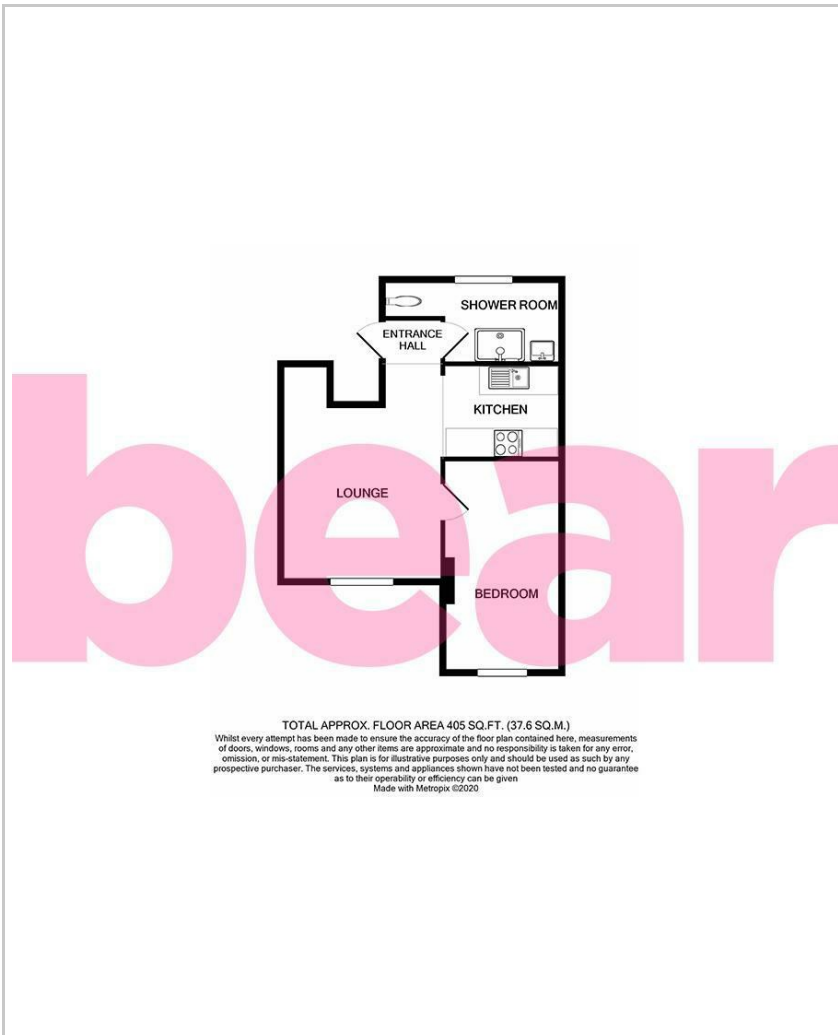
Has two areas; a patio for seating, lawn area, rear access as well as side access back to front of property and a second lawn area for clothes hanging.

Agents Notes

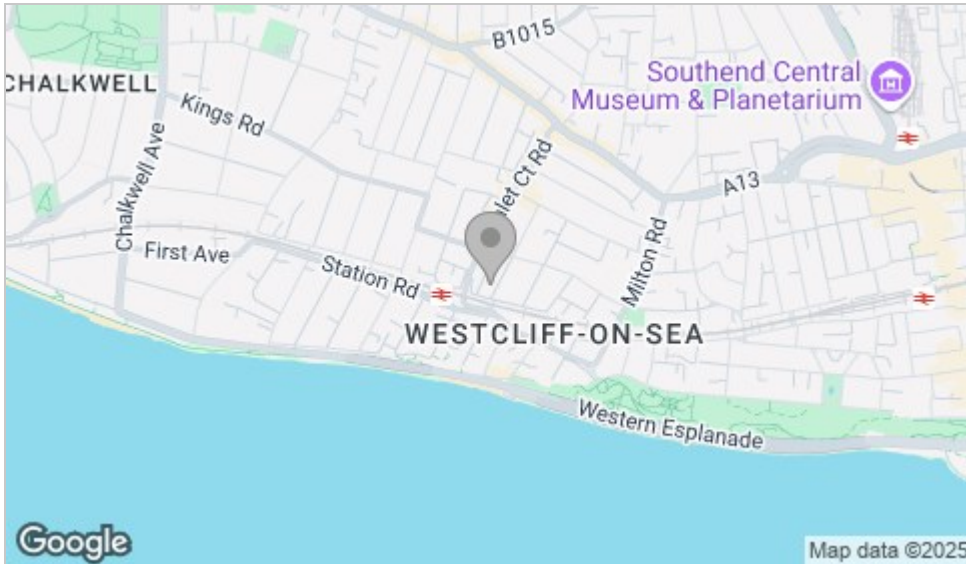
Exterior and communal hallway recently decorated.



Floor Plan



Area Map



Viewing

Please contact our Leigh-on-Sea Office on 01702 887 496 if you wish to arrange a viewing appointment for this property or require further information.

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Energy Efficiency Graph

