



\* £200,000- £220,000 \* OVER 55'S ONLY \* STUNNING SECOND FLOOR FLAT \*  
 ALLOCATED PARKING \* MODERN THROUGHOUT Located on Long Road in the charming area of Canvey Island, this stunning second-floor flat offers a delightful blend of comfort and modern living. With two well-proportioned bedrooms, this property is perfect for individuals or small families seeking a tranquil yet convenient lifestyle. Upon entering, you will be greeted by a spacious reception room that provides a warm and inviting atmosphere, ideal for relaxation or entertaining guests. The modern fully fitted kitchen is a highlight of the flat, equipped with contemporary appliances and ample storage, making it a joy for any home cook. One of the standout features of this property is the communal lounge-kitchen-diner, which fosters a sense of community among residents. This shared space is perfect for social gatherings or simply enjoying a meal with friends and neighbours. Additionally, the roof terrace offers a lovely outdoor area where you can unwind and soak up the sun. For those with vehicles, allocated parking ensures that you will always have a convenient space to park. The flat is also conveniently located close to local amenities, providing easy access to shops, restaurants, and other essential services. In summary, this flat on Long Road is an excellent opportunity for anyone looking to enjoy modern living in a friendly community setting. With its appealing features and prime location, it is sure to attract interest from prospective buyers or renters alike.

- Stunning second floor flat
- Modern fully fitted kitchen
- Two double bedrooms
- Communal roof terrace
- Over 55's
- Allocated parking
- Communal lounge-kitchen-diner
- Stylish three-piece bathroom suite
- Close to local amenities

## Long Road

Canvey Island

**£200,000**



# Long Road



## Communal Area

The property is accessed via a secure video entry system, leading into well-maintained communal hallways and a shared lounge area. A lift provides access to the second floor, where hallways lead to the private entrance door of the apartment.

## Entrance Hallway

Smooth ceiling, power points, a video entry system, wall-mounted electric radiator, access to the airing cupboard and further panelled doors leading to the remaining accommodation.

## Open Plan Kitchen-Lounge

20'8" x 11'1" plus door recess

Kitchen comprising of; wall and base-level units with a square-edge laminate worktop, inset sink and drainer, appliances include: four-ring electric hob with extractor hood, oven, integrated dishwasher, washer/dryer, and integrated fridge/freezer (all to remain). Smooth ceiling with recessed downlighting and attractive ceramic tiled flooring.

## Lounge Area

UPVC double-glazed French doors with fitted blinds open to a Juliet balcony, fitted carpet, TV and power points, and an electric radiator, smooth ceiling, ample space for a dining table and chairs if desired.

## Bedroom One

16'2" x 9'1"

UPVC double-glazed bay window with fitted blinds, carpet, electric radiator, TV and power points, smooth ceiling.

## Bedroom Two

13'3" x 6'7"

UPVC double-glazed front window with fitted blinds, carpet, wall-mounted electric radiator, power points, smooth ceiling.

## Shower Room

Modern three-piece white suite comprising a low-level WC, wall-mounted wash basin with vanity unit, and a fully tiled shower enclosure with glass screen, half-height ceramic wall tiling with matching tiled floor, chrome heated towel rail, smooth ceiling with recessed lighting, extractor fan, and shaver point.

## Externally

The property benefits from an allocated parking space for one vehicle in the main residents' car park.

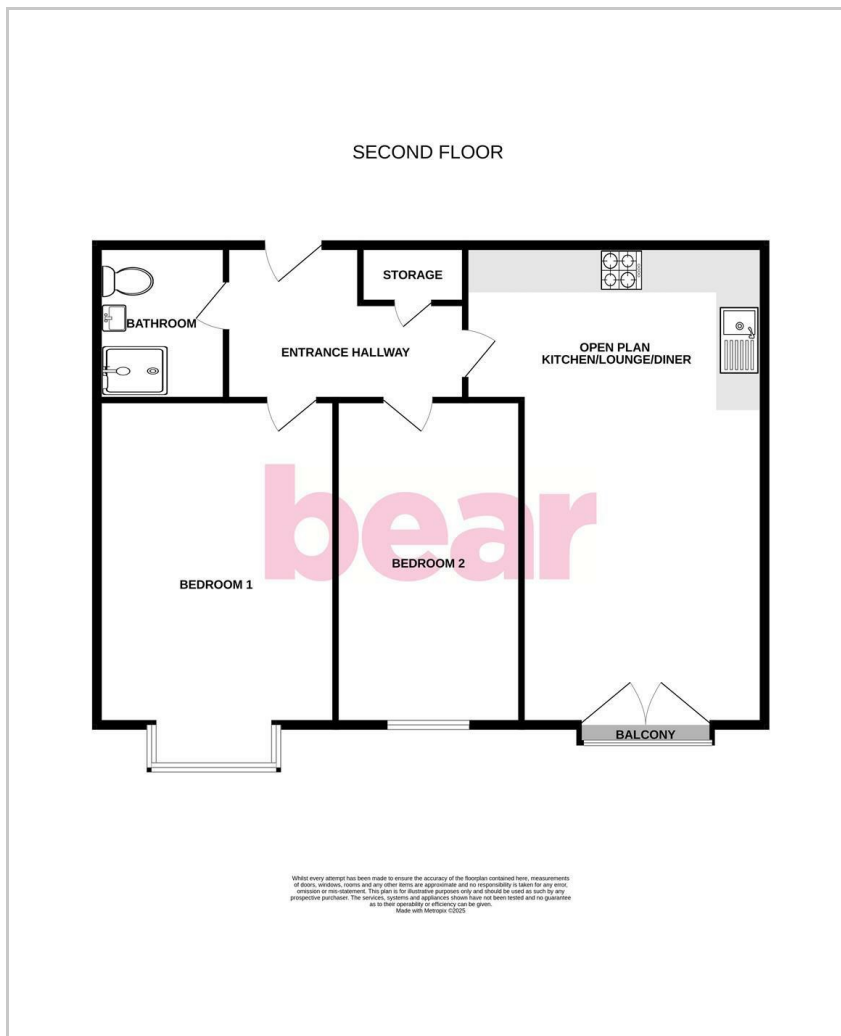
## Agents Notes:

Council tax band: C  
Over 55's

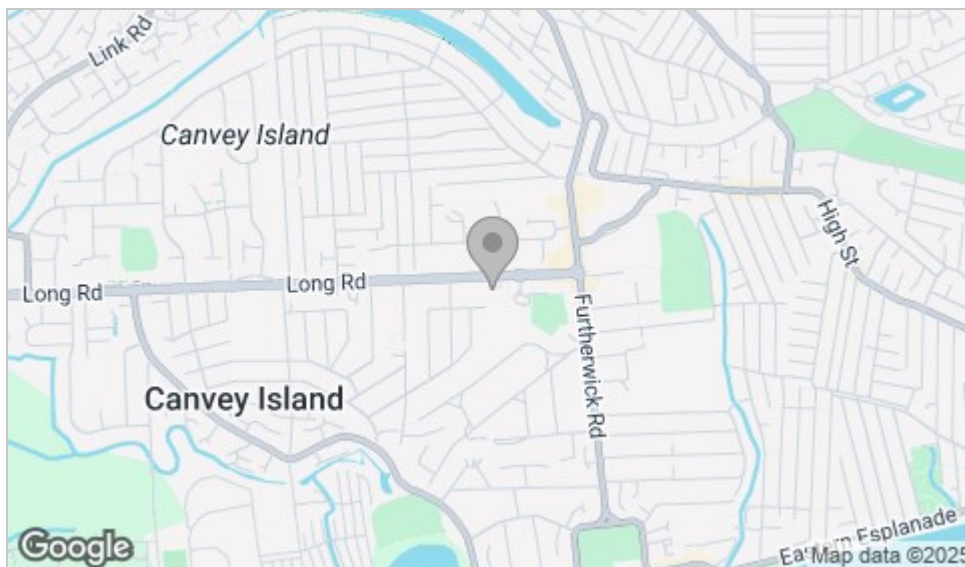




## Floor Plan



## 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

