



*Guide price - £90,000 - £110,000*** SEAFRONT LOCATION * RESIDENTS PARKING * COMMUNAL GARDEN WITH SEA VIEWS * WESTCLIFF STATION AND THE CLIFFS PAVILLION ARE MINUTES AWAY * A delightful retirement flat in a building overlooking the seafront. There is a lift service to the fourth floor where you will find a private entrance hall with storage, a bright lounge-diner, a fitted kitchen, a practical three-piece shower room and a double bedroom with built-in wardrobes. There are well-kept communal gardens to the front with seating areas and sea views, as well as residents parking! Westcliff beachfront, the Cliffs Pavillion and the train station are minutes away and there are a range of seafront restaurants and cafes to chose from in very close proximity. Hamlet Court Road and Southend High Street are closeby and so are bus links. The property is offered with no onward chain and is available to view now!
Tax band : C

- Retirement property for Over 60's
- Seafront location
- Fourth floor apartment
- Westcliff Station moments away
- Service charge paid for 12 months
- No onward chain
- Lift service
- Double glazing throughout
- Amenities and bus links nearby
- Communal garden overlooking the Estuary

Holland Road

Westcliff-On-Sea

£90,000

Price Guide



Holland Road



Parking/Entrance

Residents' car park to the front of the building, door entry system, lift service to upper floors.

Private Hallway

Large storage cupboard, phone entry system, cornice, carpet.

Lounge

18'6" x 10'5"

Double glazed window to side aspect, storage heater, cornice, carpet and an opening leading to:

Kitchen

7'3" x 5'2"

Base and wall-mounted units comprising; laminate worktops, stainless steel inset sink with chrome taps, electric cooker point, space for a further appliance, cornice.

Bedroom

15'1" x 8'7"

UPVC double glazed window, fitted wardrobes, storage heater, coving, skirting and carpet.

Shower Room

Shower cubicle, vanity unit with wash basin, WC, heated towel rail, coving, fully tiled walls and lino flooring.

Communal Facilities

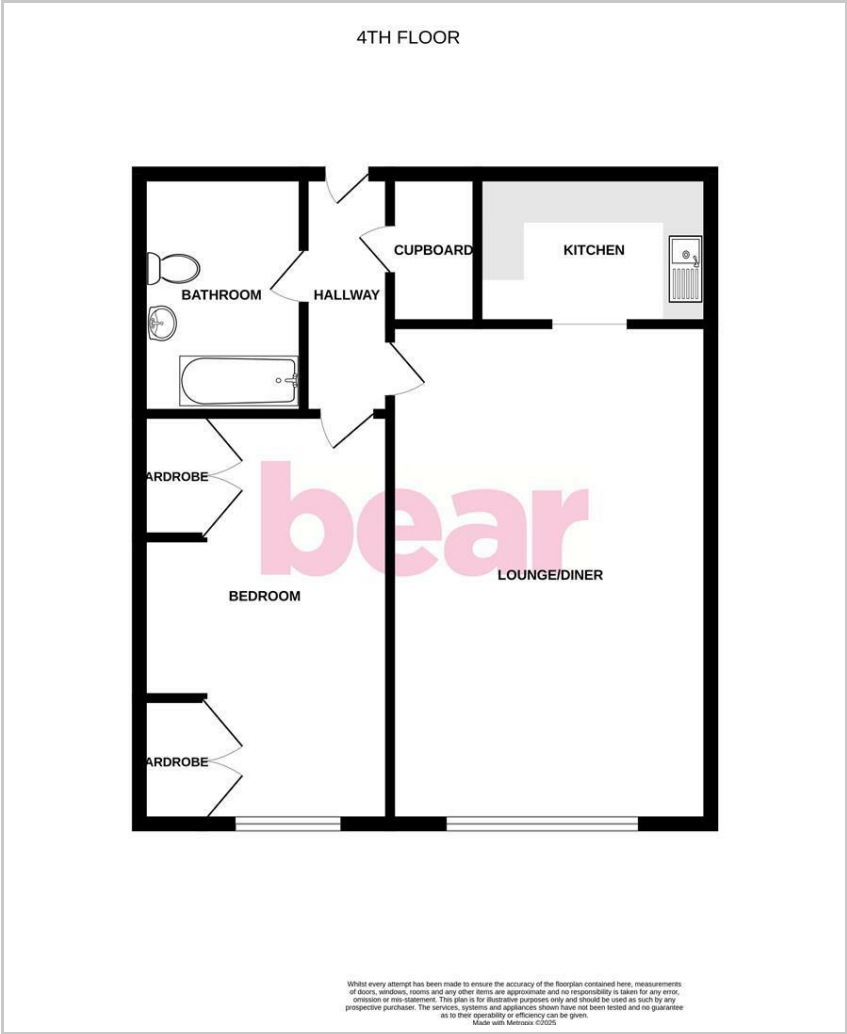
Communal lounge, exercise room, reading room, laundry and guest suite facilities.

Communal Garden

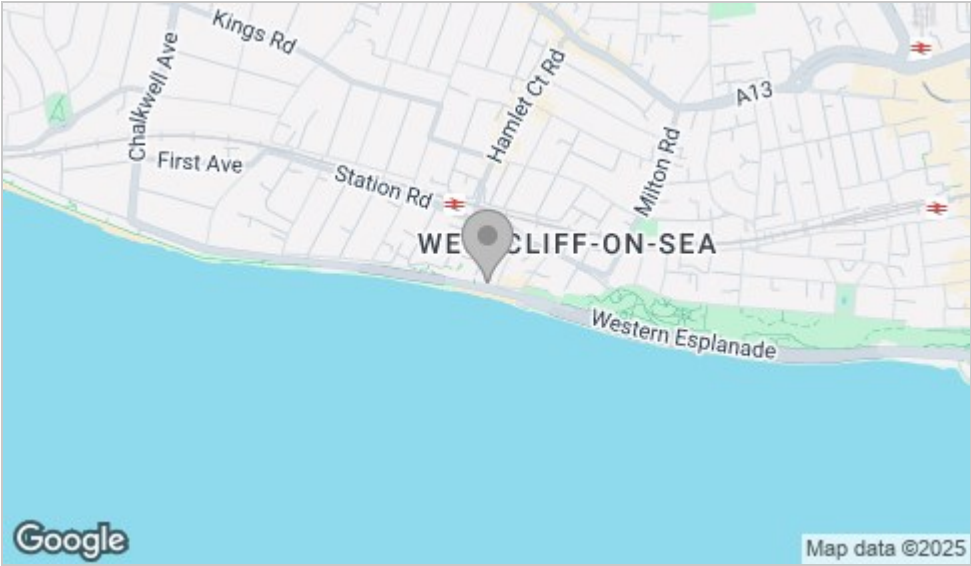
Front garden overlooking the seafront with amazing Estuary views, paved seating areas and planting borders.



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.

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 firms employment has the authority to make or give any representation or warranty in respect of the property.

1336 London Road, Leigh-on-Sea, Essex, SS9 2UH

Office: 01702 887 496 los@bearestateagents.co.uk <http://www.bearestateagents.co.uk/>

Energy Efficiency Graph

