



£325,000 - £350,000 Guide price - Nestled in the charming area of Westcliff-on-Sea, this stunning first-floor apartment offers a delightful blend of comfort and convenience. Boasting two well-proportioned bedrooms and two modern bathrooms, this property is perfect for individuals or small families seeking a stylish living space. As you enter, you are greeted by a spacious open-plan kitchen, lounge, and dining area, which creates an inviting atmosphere for both relaxation and entertaining. The contemporary design and ample natural light make this space truly special, allowing for a warm and welcoming environment. For those with vehicles, the property includes allocated parking for two vehicles, along with the added benefit of a garage, ensuring that parking is never a concern. Location is key, and this apartment does not disappoint. It is within walking distance to Westcliff Train Station, making commuting a breeze. Additionally, the beautiful Chalkwell Beach and the serene Chalkwell Park are just a short stroll away, providing the perfect backdrop for leisurely weekends and outdoor activities. This apartment is an exceptional opportunity for anyone looking to enjoy the vibrant lifestyle that Westcliff-on-Sea has to offer. With its modern amenities, prime location, and spacious layout, it is a property not to be missed.

- Stunning first floor flat
- Two double bedrooms
- Allocated parking and a garage
- Utility room
- Walking distance to Westcliff Train Station
- Spacious open plan kitchen-lounge-diner
- Contemporary three-piece bathroom suite
- Tastefully decorated throughout
- Moments from local amenities
- Close to Chalkwell Beach and Chalkwell Park

## First Avenue

Westcliff-On-Sea

**£325,000**

Guide Price



# First Avenue



## Lounge/Kitchen/Diner

22'07 x 18'11

Smooth ceilings with coving to ceiling edge and pendant in in light, double glazed windows to the front aspect, herringbone flooring throughout.

## Kitchen Area

Plenty of top and base-level units with quartz stone work surface, integrated oven, electric hob, integrated fridge freezer.

## Bedroom One

13'08 x 11'04

Smooth ceilings with pendant ceiling light, double-glazed window to the room aspect, access into en-suite.

## En-Suite to Bedroom One

7'08 x 5'06

Smooth ceilings with inset spotlights, double length walk in shower, vanity sink unit with mixer tap, dual flush WC, tiled floors, tiled surrounds.

## Bedroom Two

11'01 x 9'10

Smooth ceilings with pendant ceiling light, double-glazed window to the rear aspect, carpet throughout.

## Bathroom

8'00 x 7'10

Smooth ceilings with inset spotlights, tiled surrounds, tiled floors, vanity sink unit with mixer tap, walk-in shower, dual flush WC.

## Externally

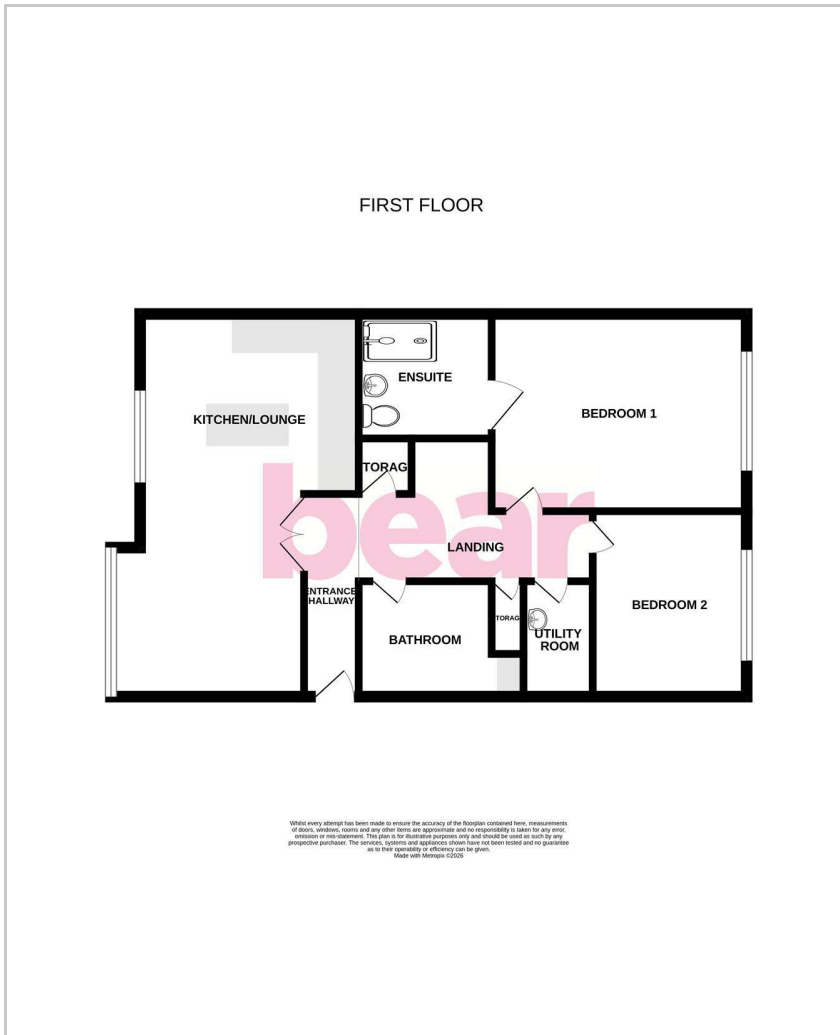
Allocated parking and a garage to the rear of the property.

## Agents Notes:

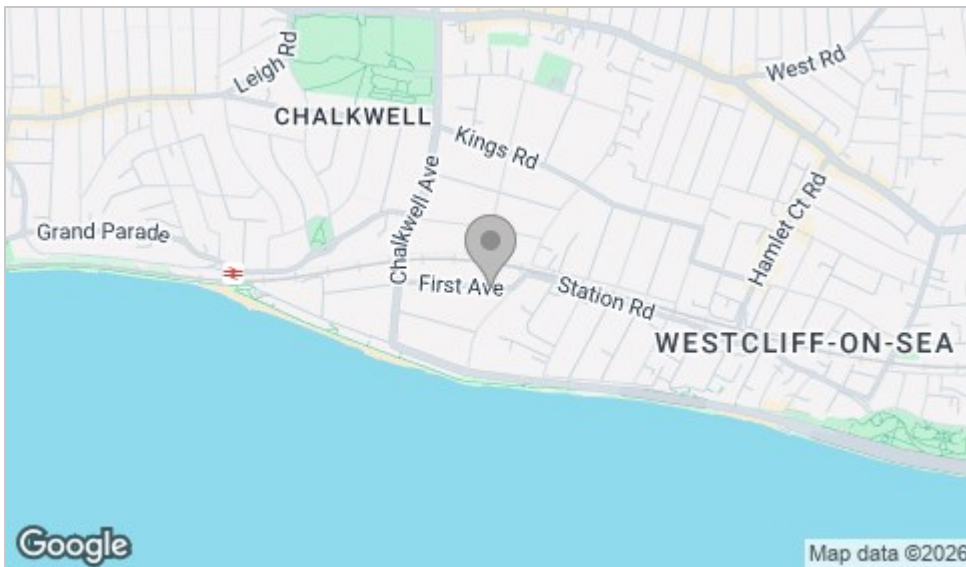
Council tax band: D



# 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

