



Bear Estate Agents are delighted to bring to the market this exceptional two bedroom second floor (top floor) flat, ideally positioned within Stanford-Le-Hope and offering modern, stylish living throughout. The property is located just 0.3 miles from Stanford-Le-Hope Railway Station, providing direct access into London Fenchurch Street via the C2C rail service. The home is also within walking distance of a row of local shops, well-regarded schools, and popular bus routes, making it perfectly placed for day-to-day convenience. The A13 is a short drive from the home and also links into London!

Victoria Road

Stanford-Le-Hope

£220,000

- Lengthy Lease
- Walking Distance to Local Shops, Schools and Bus Routes
- Kitchen with Ample Cupboard and Worktop Space
- Versatile Second Bedroom (9'11 x 6'1)
- Allocated Parking Space to Rear
- 0.3 Miles to Stanford-Le-Hope Railway Station
- Open Plan Kitchen/Lounge/Diner (18'4 x 15'0)
- Spacious Main Bedroom (13'10 x 9'10)
- Modern Three-Piece Bathroom Suite
- Visitor Parking Bays and On Street Parking Available



Victoria Road



Internally, the property begins with a welcoming entrance hall which provides access to all rooms.

The modern open plan kitchen/lounge/diner measures an impressive 18'4 x 15'0 and truly forms the heart of the home. This beautifully presented space offers a bright and contemporary environment ideal for both relaxing and entertaining. The kitchen area boasts an abundance of cupboard and worktop space, allowing for excellent practicality while still leaving ample room for living and dining furniture. Finished to a high standard throughout, this room creates a superb open and sociable living space.

Bedroom One measures 13'10 x 9'10 and is a generous and well-proportioned double bedroom, comfortably accommodating a range of bedroom furniture and providing a calm and inviting retreat.

Bedroom Two measures 9'11 x 6'1 and is currently utilised as a stylish walk-in wardrobe/dressing room, though it can easily function as a second bedroom, guest room, or home office depending on individual requirements.

The accommodation is completed by a modern three-piece bathroom suite comprising a shower over bath, toilet, and wash hand basin. The bathroom also benefits from a useful airing cupboard, adding further practicality to the home.

Externally, the property benefits from a car park to the rear with an allocated parking space, alongside visitor parking bays and additional on-street parking available.

This beautifully presented top floor flat offers modern open plan living, generous room sizes, and a highly convenient location close to transport links and local amenities. With its exceptional internal presentation and practical layout, this home represents an ideal opportunity for first-time buyers, downsizers, or investors alike. Early viewing is highly recommended.

Lease length: 104 Years Remaining
Ground Rent and Service Charge: £1400

Council Tax Band: C (£1906.72)
AML Checks - All buyers interested in purchasing a property through us are required to complete an Anti-Money Laundering (AML) check. A non-refundable fee of £30 + VAT per buyer in the transaction will apply. This fee must be paid before proceeding with the purchase.

Lengthy Lease

Two Bedroom Second Floor (Top Floor) Flat

0.3 Miles to Stanford-Le-Hope Railway Station

Direct Links to London Fenchurch Street via C2C Li

Walking Distance to Local Shops, Schools and Bus R

Open Plan Kitchen/Lounge/Diner (18'4 x 15'0)

Kitchen with Ample Cupboard and Worktop Space

Spacious Main Bedroom (13'10 x 9'10)

Versatile Second Bedroom (9'11 x 6'1)

Modern Three-Piece Bathroom Suite

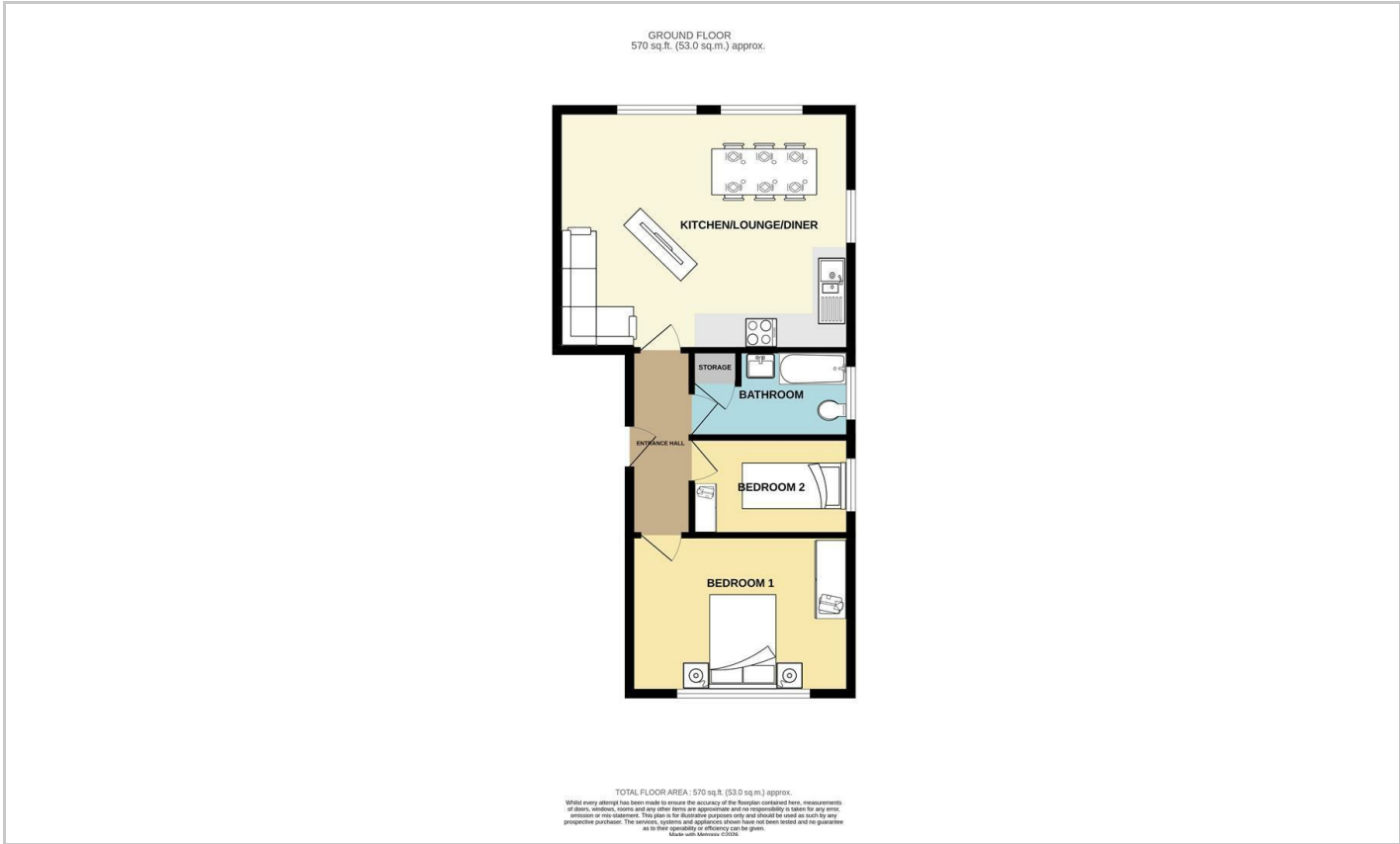
Allocated Parking Space to Rear

Visitor Parking Bays Available

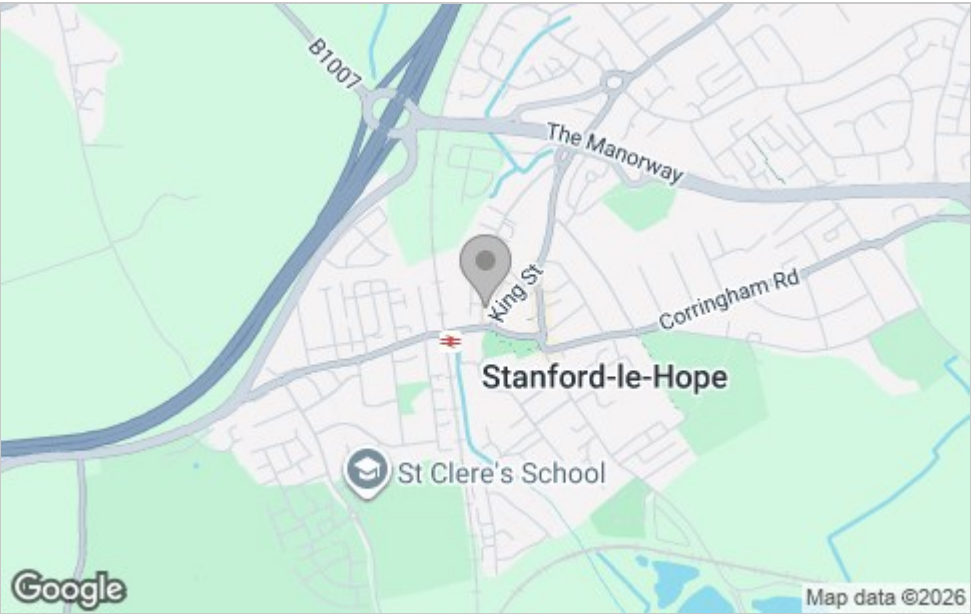
On Street Parking Available



Floor Plan



Area Map



Viewing

Please contact our Basildon Office on 01268 661215 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.

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Energy Efficiency Graph

