

# bear

*Estate Agents*



**West Street**

**Southend-on-Sea**

**£140,000**

Price Guide



# West Street



## Description

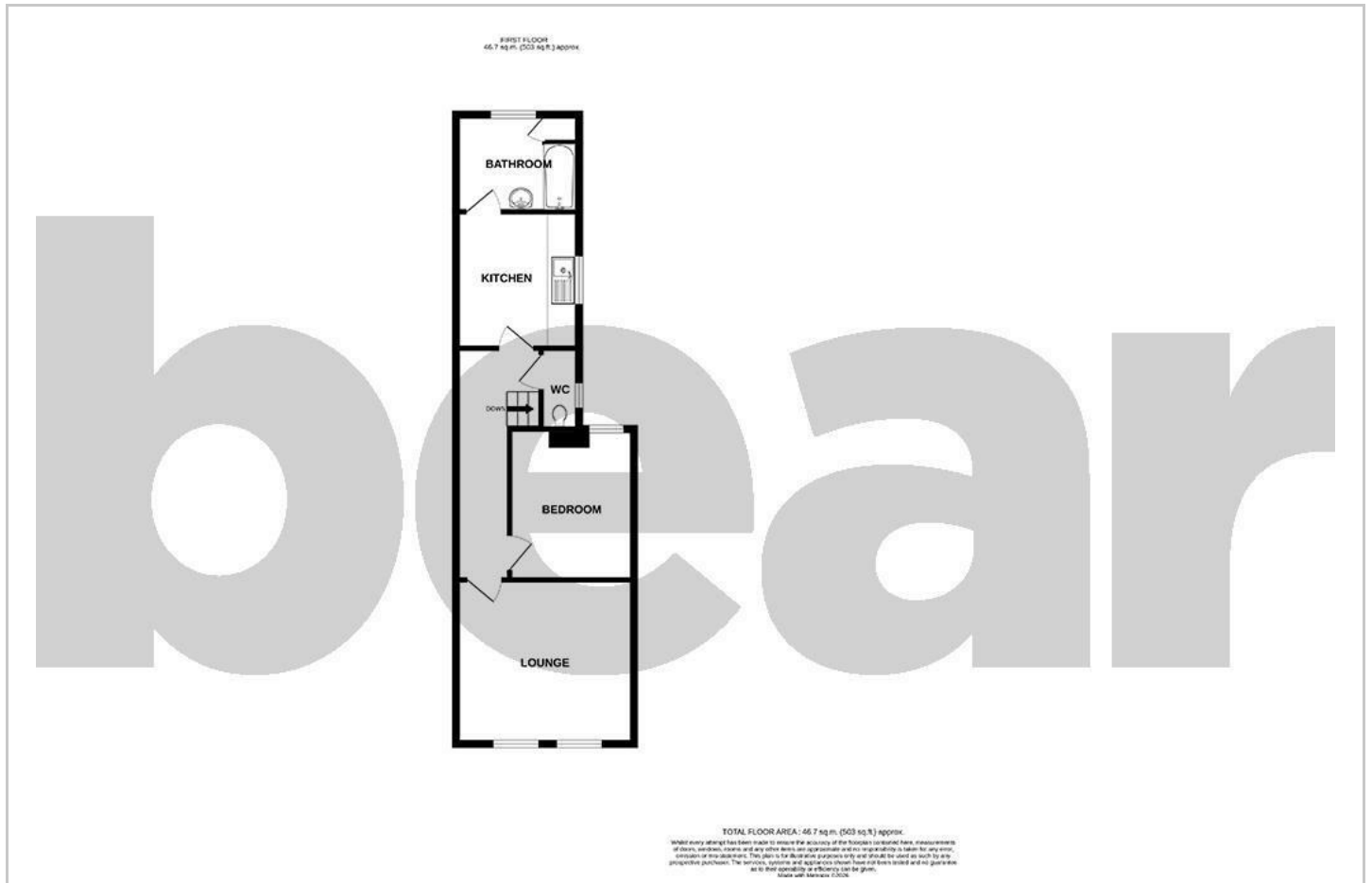
\* £140,000 - £150,000 \* Long 149 Year Lease \*  
Situated on West Street in Southend-on-Sea, this first floor flat offers well-balanced accommodation alongside the rare benefit of a private rear garden and off-street parking. Conveniently positioned close to excellent transport links, amenities and green spaces, this property is ideal for first-time buyers, commuters or investors alike.

- First Floor Flat with a 149 Year Lease
- Off-Street Parking for One Vehicle
- Well-Proportioned Bedroom
- Bathroom with Built-in Storage and Utility Space
- Double Glazing and Gas Central Heating
- Private Rear Garden
- Comfortable Lounge
- Kitchen with Practical Layout
- Separate WC
- Excellent Transport Links and Amenities Nearby

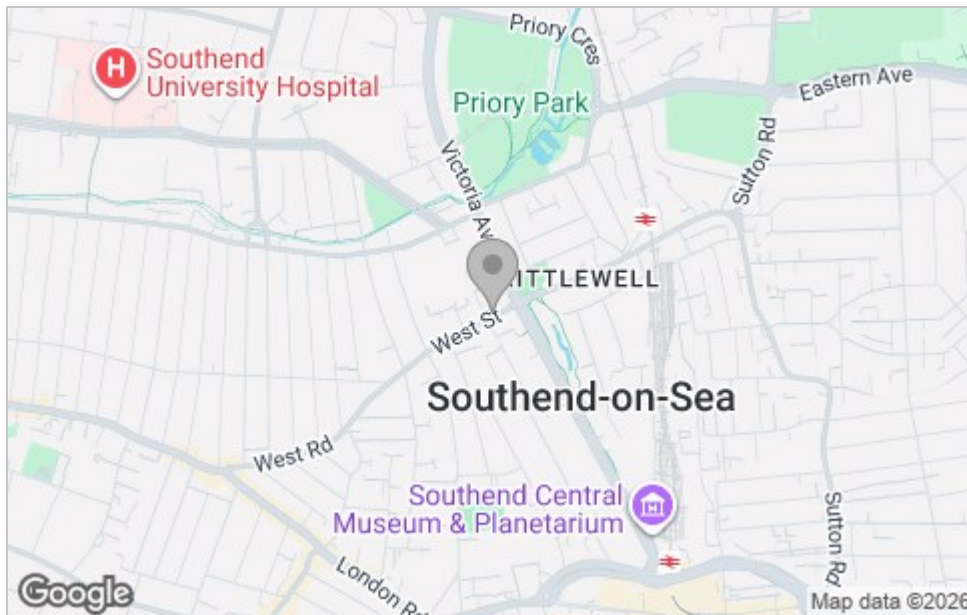




## Floor Plan



## Area Map



## Viewing

Please contact our Southend-on-Sea Office on 01702 811211 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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

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## Energy Efficiency Graph

