



\* No Onward Chain \* Bear Estate Agents are delighted to present this well-maintained two bedroom first floor flat, ideally situated within Prittle House on Fairfax Drive. Offering bright and spacious accommodation throughout, this property comes complete with off-street parking, a garage in a block, and a long 118-year lease — making it a fantastic opportunity for first-time buyers, downsizers, or investors alike.

- First Floor Flat with No Onward Chain
- Spacious Lounge/Diner
- One Double Bedroom and One Single Bedroom
- Off-Street Parking Space
- Double Glazing and Gas Central Heating
- Grand Entrance Hall
- Well-Fitted Kitchen
- Three Piece Shower Room
- Garage in a Block
- A Convenient Location Close to Amenities and Schools

## Fairfax Drive

Westcliff-on-Sea

**£185,000**

Guide Price



# Fairfax Drive



The property welcomes you with a generous entrance hall leading to a spacious lounge/diner, perfect for both relaxing and entertaining. A well-fitted kitchen offers ample storage and workspace, while there is one good-sized double bedroom, a versatile single bedroom, and a three-piece shower room. Additional benefits include gas central heating, double glazing, one off-street parking space, and a garage providing further storage or secure parking.

Positioned in a convenient and sought-after location, this property sits close to a range of local amenities, shops, and transport links. Chalkwell Train Station, London Road, and Southend Hospital are all within easy reach, while Chalkwell Park offers nearby green space for leisure. Families will appreciate the excellent school catchment area, including Chalkwell Hall Infant and Junior Schools, Chase High School, and access to the area's renowned grammar schools.

## Two Bedroom First Floor Flat

### Entrance Hall

10'2 x 9'9

### Lounge/Diner

13'7 x 11'0

### Kitchen

11'0 x 6'6

### Bedroom One

13'0 x 9'1

### Bedroom Two

9'9 x 7'1

### Three Piece Bathroom

6'5 x 5'10

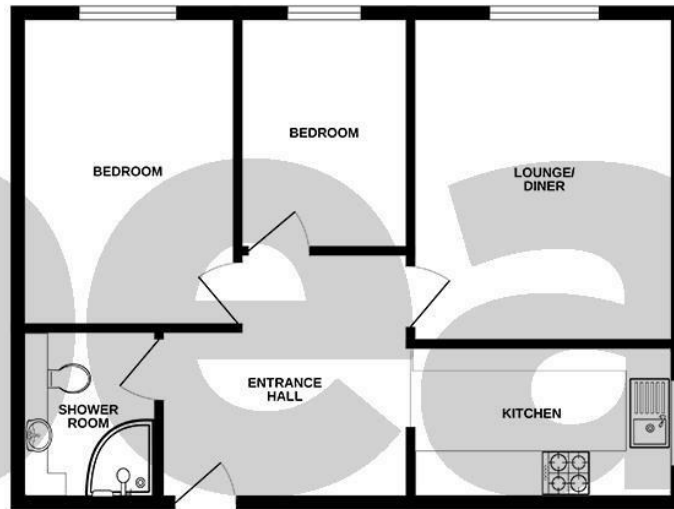
### Garage

### Off-Street Parking



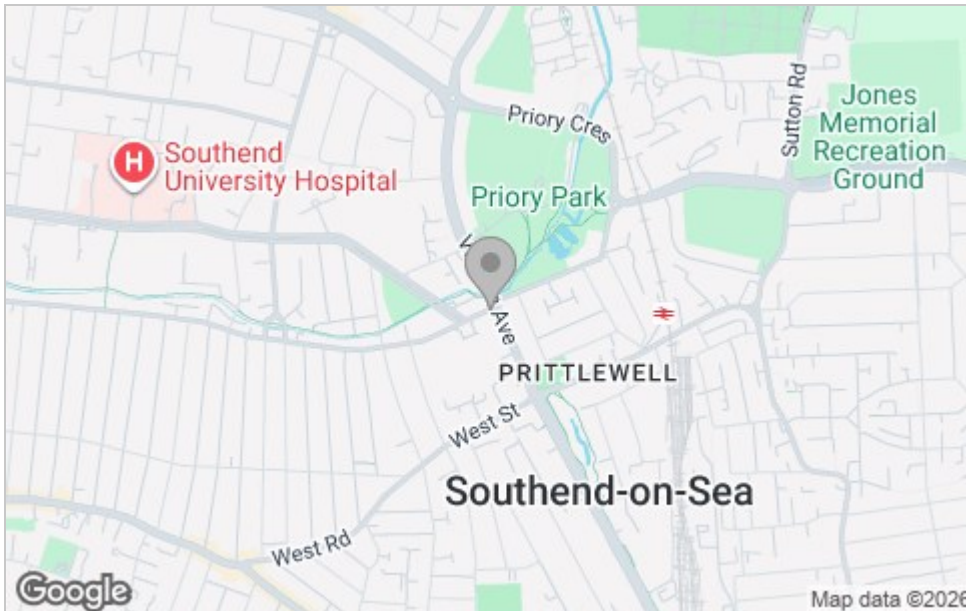
## Floor Plan

FIRST FLOOR  
50.8 sq.m. (546 sq.ft.) approx.



TOTAL FLOOR AREA: 50.8 sq.m. (546 sq.ft.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of floors, windows, doors and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, fixtures and fittings shown here have not been tested and no guarantee is given as to their condition or efficiency at the time of writing.  
Made with Metacore 2020

## 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

