



FOR SALE

Argyll House, Westcliff-on-Sea SS0 7SJ

£500,000 Leasehold - Share of Freehold

- Ground Floor Apartment
- Iconic Seafront Building
- Estuary Views
- South Facing Terrace
- Two Double Bedrooms
- Attractive Communal Areas
- Well Kept Communal Gardens
- Residents Parking
- Residents Roof Top Terrace
- Convenient for Westcliff Station

Selling & letting all types of property in Chalkwell,
Westcliff, Leigh, Southend and the surrounding areas.

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Description

Ground floor two double bedroom apartment in the sought-after Argyll House, a prominent Westcliff apartment building in an elevated seafront position. This iconic Art Deco building has recently been extensively refurbished and offers stylish, secure living with amazing Estuary views. The apartment is located on the ground floor and offers two double bedrooms, spacious lounge/diner, separate kitchen, modern bathroom and second WC. Fully double glazed,

coving cornice throughout and fitted storage to the master bedroom and hallway. Accessed via the lounge, diner and master bedroom is a stunning, tiled, private south facing terrace with beautiful elevated views. The building has well-kept communal areas, attractive south facing communal gardens with feature fountain, and residents parking. Just a short walk from the seafront and Westcliff station.

Entrance

Attractive communal areas with secure entry phone system. Front door into property.

Hallway

Entrance hallway into apartment with two built in storage cupboards, two radiators and coving cornice. Doors to all rooms.

Lounge/Diner

Great size lounge with south facing aspect open through to dining area. With fitted carpet, coving cornice, two radiators and feature fireplace with electric fire. Large double glazed window and two double french doors leading out to the south facing terrace.

Terrace

Stunning enclosed south facing terrace with wonderful elevated Estuary views. The terrace has a low wall enclosure and tiled floor.

Kitchen

Good size, well-appointed kitchen with a range of wall and base units, granite effect work surfaces and splash backs, coving cornice and spotlights. Stainless steel 1 & 1/4 sink and drainer, extractor fan, wall mounted boiler and space for washing machine, dishwasher & oven.

Bedroom One

Master bedroom with fitted carpet, a range of fitted wardrobes, radiator, coving cornice and ceiling rose. Double glazed window and double glazed french doors out to terrace.

Bedroom Two

Good size second bedroom with fitted carpet, radiator, coving cornice and ceiling rose. South facing double glazed window.

Shower Room

Modern fully tiled shower room with three piece white suite of WC, vanity wash hand basin with monobloc tap and multi head shower cubicle with curved glass door. Chrome heated towel rail, extractor fan, obscure double glazed window to rear and spotlights.

WC

Separate cloakroom, fully tiled with white suite WC and vanity wash hand basin with monobloc tap. Chrome heated towel rail, obscure double glazed window to rear, spotlights and extractor fan.

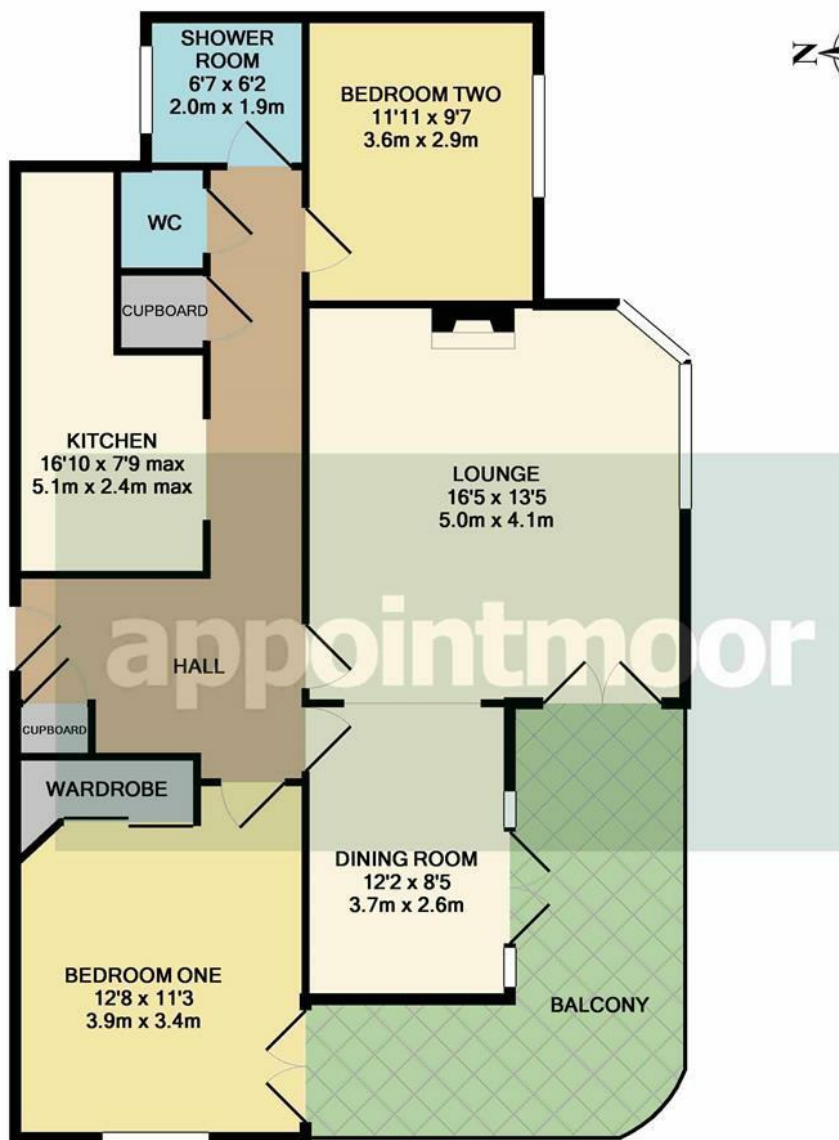
Communal Gardens

Attractive well-maintained south facing communal gardens with feature fountain, landscaped lawns and panoramic Estuary views.

Parking

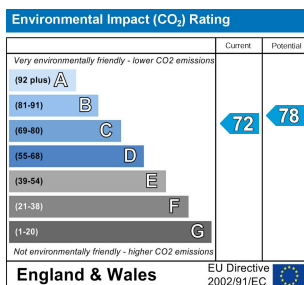
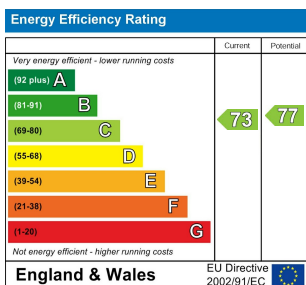
Secure residents parking.





TOTAL APPROX. FLOOR AREA 986 SQ.FT. (91.6 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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