

FOR SALE

Burges Road, Southend-On-Sea SS1 3FW

Guide Price £375,000 Leasehold Council Tax Band - D

2  2  1  699.66 sq ft

- Spacious Two Bedroom Ground Floor Apartment
- Open Plan Lounge/Kitchen/Diner
- Modern Kitchen With Integrated Appliances
- Bedroom One With Modern En-Suite Shower Room
- Allocated Parking Space
- Communal Garden Area For Relaxation
- Stunning Island Breakfast Bar
- Large And Welcoming Entrance Hallway
- Prime Seafront Location Near Amenities
- Thorpe Bay Station Close By For Commuters

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

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Description

Guide price £375,000 - £400,000

This beautifully presented ground floor apartment delivers stylish, contemporary living with an exceptional sense of flow and space. From the welcoming hallway to the impressive open-plan kitchen, lounge, and dining area with island breakfast bar and French doors, every detail has been thoughtfully designed for comfort, functionality, and modern lifestyle appeal.

Offering private entrances, an allocated parking space, and access to a serene communal garden, the exterior spaces complement the home perfectly. The attractive building enhances kerb appeal, while the seamless access from the living area adds a unique level of convenience rarely found in apartment living.

Set moments from the seafront, this enviable location provides a relaxed coastal lifestyle with excellent amenities close at hand. With Thorpe Bay Broadway, golf and bowling facilities, and the train station all within easy reach, the property offers the perfect balance of leisure, connectivity, and everyday convenience.

Rooms

Kitchen/Lounge/Diner
6.15m x 6.02m (20'2" x 19'9")
Bedroom 1
3.66m x 3.56m (12'0" x 11'8")
En-Suite
Bedroom 2
3.76m x 2.13m (12'4" x 6'11")
Shower Room

Interior

Stepping into this spacious ground floor apartment, you are immediately welcomed by a generous hallway that effortlessly guides you through the home. To the left, the second bedroom enjoys excellent natural light through large windows and benefits from a fitted wardrobe, creating a bright and versatile space ideal for guests, a child or an optional office space. At the end of the hallway lies a contemporary shower room, finished in modern neutral tones and featuring a large shower enclosure, hand basin, and W/C, an elegant space you'll enjoy unwinding in. Continuing through the home, bedroom 1 impresses with its spacious proportions and stunning built-in sliding mirrored wardrobes, creating sleek and discrete storage. Adding to its desirability is a luxurious en-suite shower room, designed in crisp white and grey hues, boasting a large walk-in wet-room style shower. The heart of the home is the open-plan kitchen, lounge, and dining area — a beautifully designed space ideal for entertaining and everyday living. The contemporary kitchen features integrated appliances and a striking island breakfast bar, while French double doors open directly out towards the allocated parking space, adding to everyday convenience. This truly is a turn-key home ready to be enjoyed.

Exterior

Externally, the apartment enjoys access to a well-maintained communal garden — a tranquil retreat ideal for relaxing in the sunshine or enjoying a peaceful moment with a book. The property benefits from its own allocated parking space making parking a breeze. With private access available either through the open-plan living area or via the side of the building, the apartment offers flexibility and privacy. The attractive building itself boasts excellent kerb appeal, creating an inviting first impression that reflects the quality found within.

Location

Perfectly positioned near the seafront, this apartment offers an enviable coastal lifestyle with the beach just a pleasant stroll away. Recreational opportunities abound with Thorpe Hall Golf and Bowling Club within walking distance, ideal for leisure and social pursuits. Thorpe Bay Broadway, with its array of shops, cafés, and restaurants, is close by, while Thorpe Bay Train Station provides easy commuting links. This is a location that seamlessly combines relaxation, convenience, and vibrant local living.

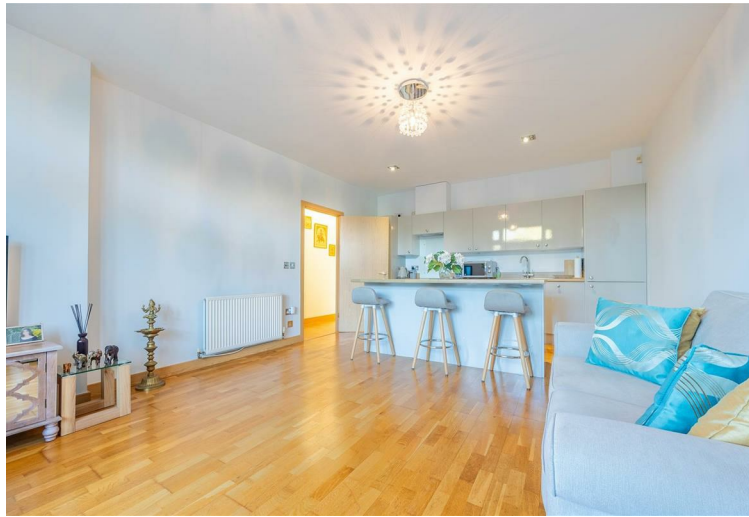
School Catchments

Greenways Primary School
Southchurch High School

Tenure

Leasehold
Years remaining: 107
Annual service charge: £1600
Annual ground rent: £300





GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

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VIEWINGS: BY APPOINTMOOR ESTATES ONLY

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