



Flat 5, 210-214 Rayleigh Road



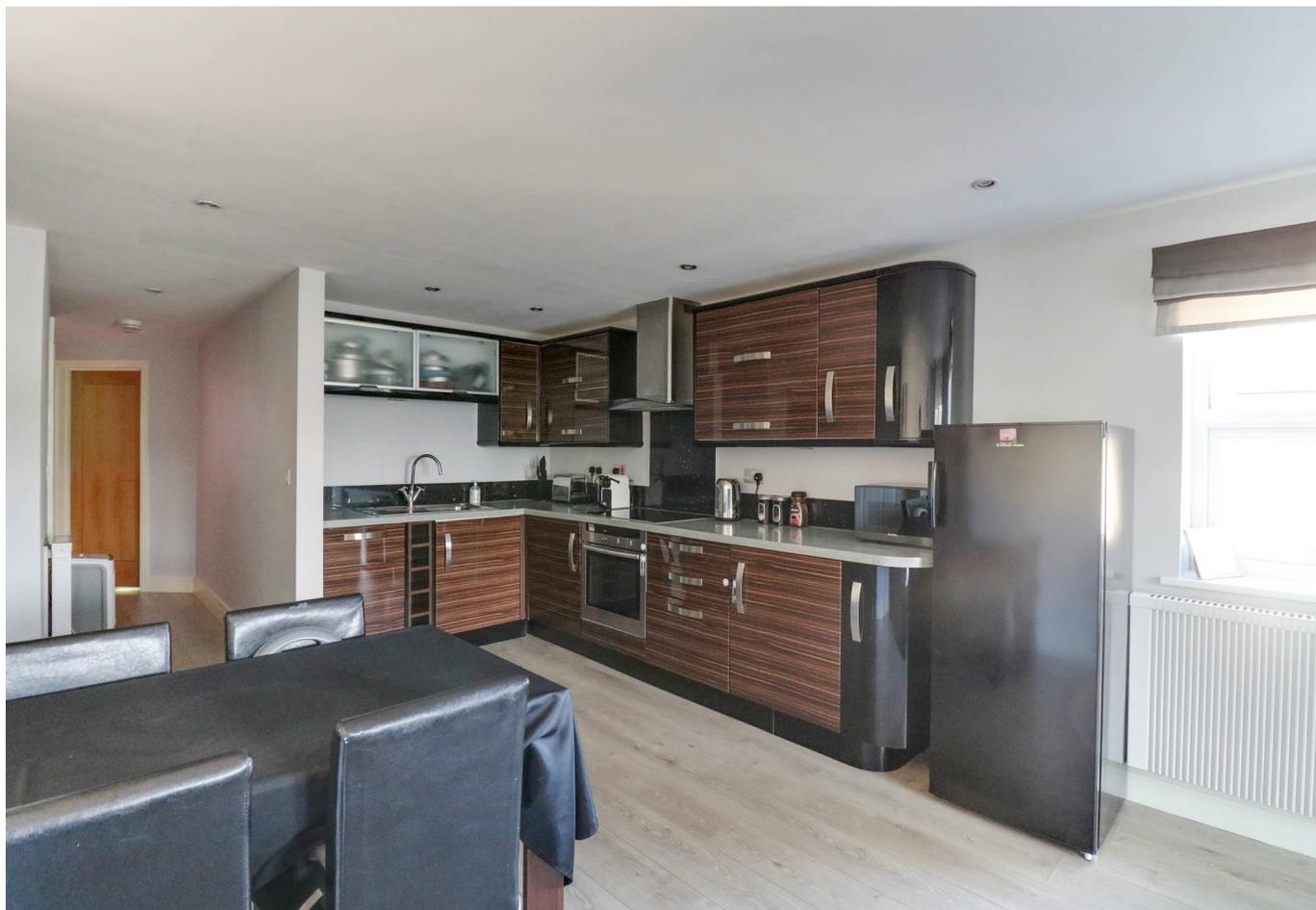
Flat 5, 210-214 Rayleigh Road  
Leigh-On-Sea  
Essex  
SS9 5XH

Guide price £250,000



Guide Price £250,000 - £260,000

Are you a first time buyer? This could be the perfect first property for you and is completely ready to move into with no additional work required! As you walk through the front door, you enter into the open planned kitchen/diner which has modern fixtures and fittings throughout and opens to the lounge which has double doors taking you onto your very own balcony. Down the hallway is the master bedroom which has the luxury of an immaculate en-suite and access to the second balcony, a four-piece suite bathroom and bedroom two. To the rear of the property is a communal garden and two allocated parking spaces accessible via a secure gated entrance. Located in the heart of Eastwood, you are surrounded by great local amenities such as lovely restaurants and pubs, stones throw from Eastwood Park, short walk to Cherry Orchard Country Park where you can enjoy long walks all year round, 10 minute drive to Leigh on sea station and in catchment to Heycroft Primary School and Eastwood Academy which are both highly sought after schools in the area.



#### Entrance

Communal entrance door with stairs leading to first floor flat with door opening into hallway comprising laminate flooring, smooth ceiling with fitted spotlights, open to:

#### Family Room

24'3" x 10'5" (7.4m x 3.2m)

Kitchen/Diner - Range of wall and base level units with laminate work surfaces above incorporating stainless steel sink and drainer unit, integrated electric hob with

extractor unit over and oven below, integrated dishwasher, washer/dryer and larder fridge with space for freezer and washing machine, laminate flooring, smooth ceiling with fitted spotlights, open to:

Lounge - Double glazed French doors to front providing access to balcony, double glazed window to side, laminate flooring, radiator, smooth ceiling with fitted spotlights.

### Bedroom One

15'5" x 9'10" (4.7m x 3.0m)

Double glazed French doors to side providing access to second balcony, carpeted flooring, radiator, smooth ceiling with pendant lighting, door to:

### En-suite

Three-piece suite comprising corner shower cubicle with rainfall shower over and handheld attachment, wall mounted wash hand basin and low-level w/c, tiled walls and flooring, smooth ceiling with fitted spotlights, chrome heated towel rail.

### Bedroom Two

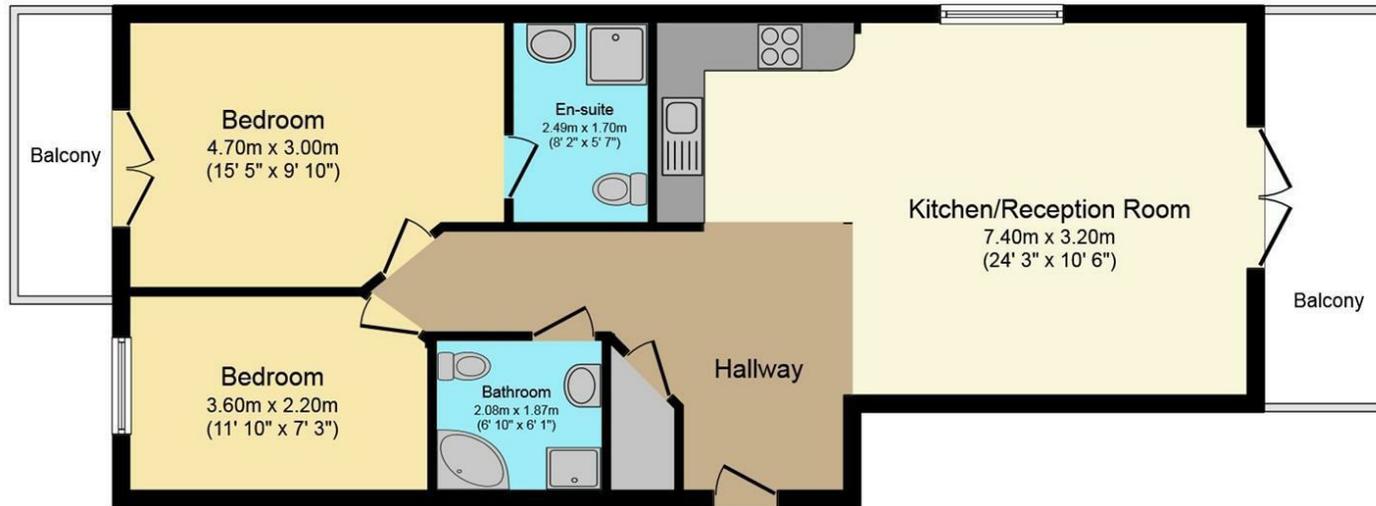
11'9" x 7'2" (3.6m x 2.2m)

Double glazed window to rear, carpeted flooring, radiator, smooth ceiling with pendant lighting.

### Bathroom

Four-piece suite comprising corner bath with mixer tap and handheld shower attachment, shower cubicle with rainfall shower over and handheld attachment, wash hand basin and low-level w/c, chrome heated towel rail, tiled walls and flooring, smooth ceiling with fitted spotlights.





## Floor Plan

Floor area 75.0 sq. m. (807 sq. ft.) approx

Total floor area 75.0 sq. m. (807 sq. ft.) approx

This Floor Plan is for illustration purposes only and may not be representative of the property. The position and size of doors, windows and other features are approximate. Unauthorized reproduction prohibited. © PropertyBOX