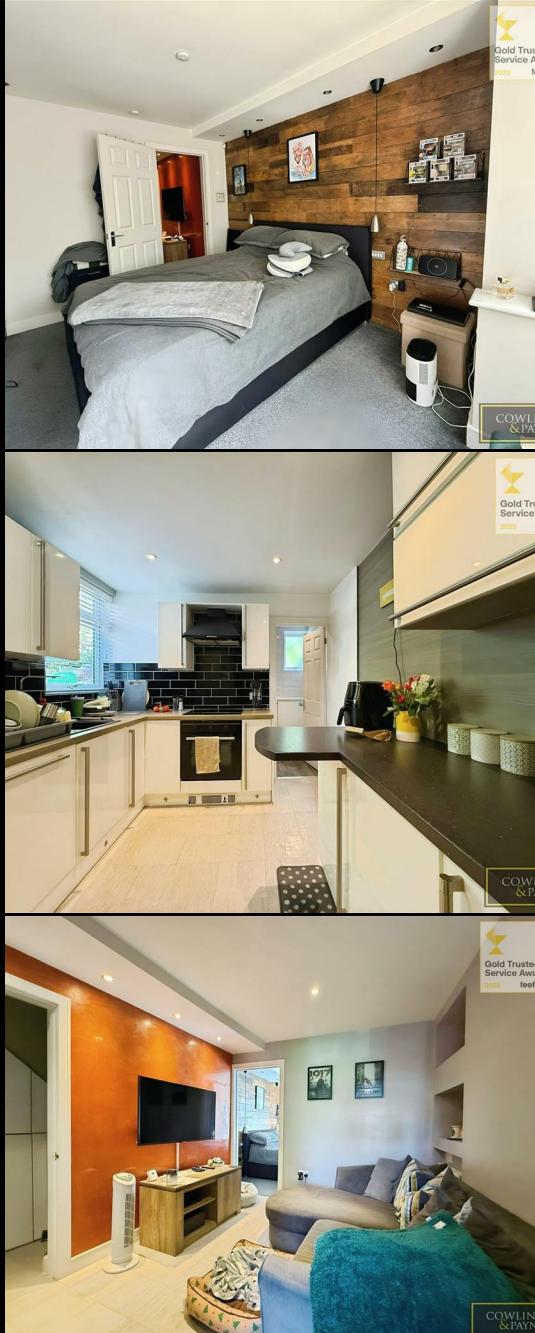


COWLING & PAYNE

RESIDENTIAL SALES
LETTINGS & PROPERTY
MANAGEMENT



Southend Road, Stanford-Le-Hope
Guide Price £210,000

Cowling & Payne are delighted to market this well-maintained 1 bedroom ground floor apartment. This property is in good condition, with the benefit of being CHAIN FREE, creating an ideal home for first-time buyers or a prudent investment for investors.

The property offers spacious accommodation, comprising a well-proportioned double bedroom, a bathroom, a kitchen, and a reception room.

One of the key attributes of this property is its ground-floor position, allowing easy access and contributing to the overall feeling of spaciousness. Additionally, the property benefits from a private garden, offering a tranquil outdoor space for relaxation or entertaining during the warmer months.

Furthermore, the property boasts off-street parking, a highly desirable feature, offering the convenience of secure and private parking.

The combination of a good condition flat, spacious accommodation, and additional benefits like a private garden and off-street parking, makes this a highly attractive prospect in the market.

Viewings are highly recommended to truly appreciate the potential of this property.



ENTRANCE

LIVING ROOM

BEDROOM

KITCHEN

SHOWER ROOM

PRIVATE REAR GARDEN

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not environmentally friendly - higher CO₂ emissions</i>			
England & Wales	EU Directive 2002/91/EC		

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