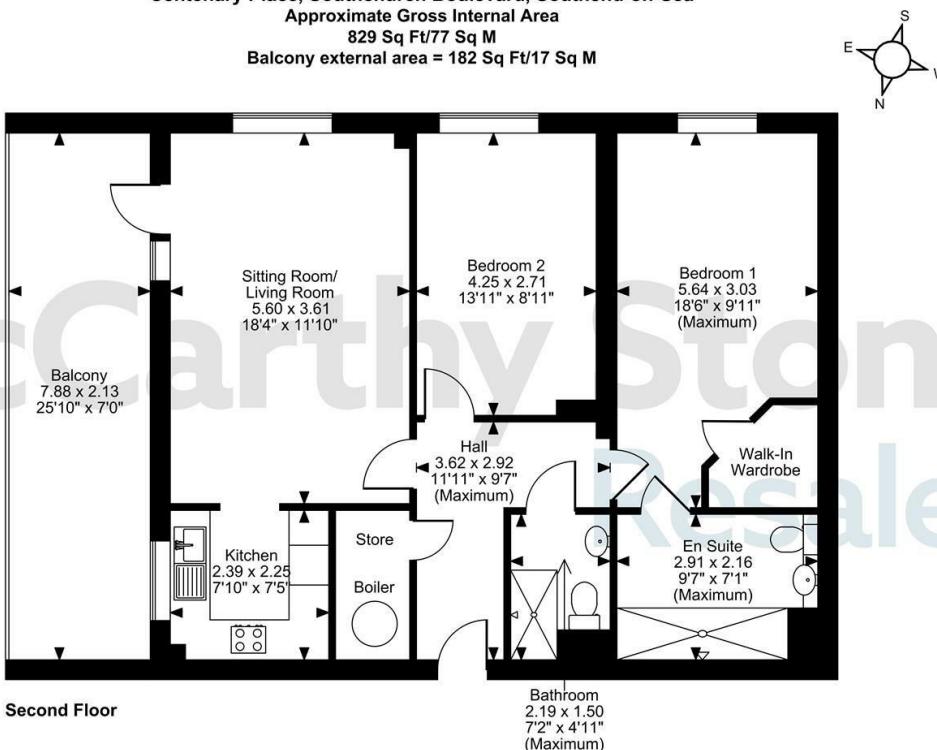
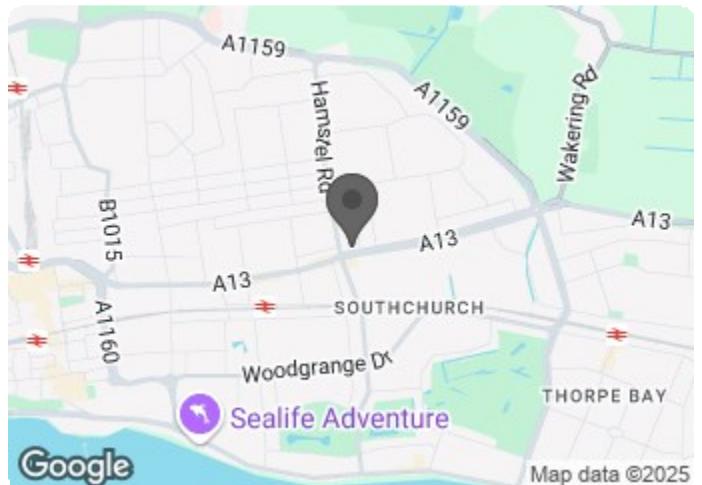


Centenary Place, Southchurch Boulevard, Southend-on-Sea
Approximate Gross Internal Area
829 Sq Ft/77 Sq M
Balcony external area = 182 Sq Ft/17 Sq M



Council Tax Band: C

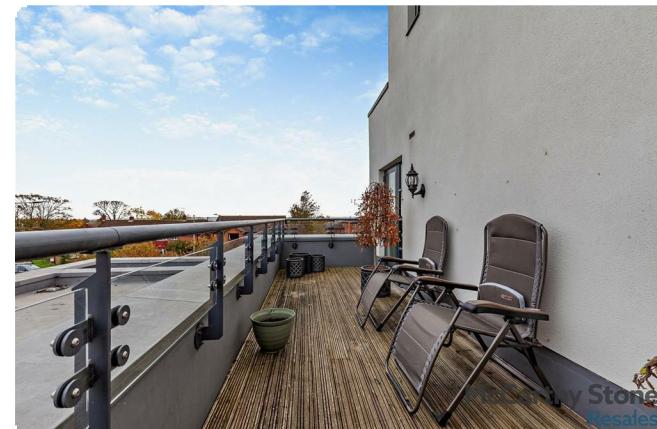


This floor plan is not drawn to scale and is for illustrative purposes only. Any measurements, floor areas (including any total floor area), openings and orientation are approximate and for guidance only. McCarthy Stone Resales do not take liability for any error, omission or misstatement. All parties must rely on their own inspections. It should not be assumed that any furniture or fittings contained in the photographs are included in any sale. All details referring to time and distances to localities are approximate. Details regarding any common charges and other applicable fees are provided by the seller and should not be relied on without verification and further checks made through a solicitor/conveyancer. Please contact the Property Consultant for further information that Appliances (including central heating) have not been tested, therefore it cannot be assumed that they are in good working order. All interested parties are advised to check availability and make an appointment before travelling to view the property to avoid disappointment or wasted time or travel expenses. The details contained within this brochure are for information purposes only and do not form part of any agreement. All purchases will be subject to contract terms. © All artwork (photos and floorplans) and written content are the sole property and copyright of McCarthy & Stone Resales Limited and are legally protected by UK & International copyright laws. Under no circumstance may you download, reproduce, publish or distribute any content for commercial purposes, without prior written permission from McCarthy Stone Resales. Unauthorised duplication or usage for commercial purposes is prohibited by the Copyright law and will be prosecuted.

McCarthy & Stone Resales Limited, Trading as McCarthy Stone Resales • T: 0345 556 4104 • W: mccarthyandstoneresales.co.uk
Registered Office: 100 Holdenhurst Road, Bournemouth, Dorset, BH8 8AQ. Registered in England and Wales No. 10716544

19 Centenary Place

1 Southchurch Boulevard, Southend, SS2 4UA



Asking price £365,000 Leasehold

A spacious and immaculate TWO BEDROOM SOUTH FACING second floor apartment with the benefit of a generous WALK OUT BALCONY with outlook towards the side elevation, situated within a popular MCCARTHY STONE retirement living development.

~PART EXCHANGE, ENTITLEMENTS ADVICE, REMOVALS AND SOLICITORS ALL AVAILABLE ~



Call us on 0345 556 4104 to find out more.

resales@mccarthyandstone.co.uk | mccarthyandstoneresales.co.uk

Centenary Place, 1 Southchurch Boulevard, Southend, SS2 4AU

Summary

Centenary Place is a McCarthy and Stone development consisting of thirty 1 & 2 bedroom apartments and is specifically designed for the over 60's. Centenary Place has been designed and constructed for modern living. The apartments boast a walk in laundry cupboard with fitted washer/dryer and underfloor heating throughout, Sky/Sky+ connection points in living rooms and walk in wardrobe. The dedicated House Manager is on site during working hours to take care of things and make you feel at home. There's no need to worry about the burden of maintenance costs as the service charge covers the cost of all external maintenance, gardening and landscaping, external window cleaning, buildings insurance, water rates and security systems. All energy costs of the homeowners lounge and other communal areas are also covered in the service charge. For your peace of mind the development has camera door entry and 24-hour emergency call systems, should you require assistance. The Homeowners' lounge provides a great space to socialise with friends and family.

Local Area

Centenary Place is situated in the popular seaside town of Southend-On Sea, home to the historic Southend Pier, the largest pleasure pier in the world. There's plenty to suit all tastes close by, including Thorpe Hall Golf Club, Southchurch Park and Hall which has 30 acres of gardens to explore as well as the medieval moated manor house, now a museum. Why not take a walk along the pier and enjoy some light refreshments a mile out to sea at the Salt cafe whilst enjoying the views of the Estuary. There's a great choice of shops in the local area including Waitrose, Aldi and Asda, as well as bars, coffee shops and restaurants.

Entrance Hall

Front door with spy hole leads to the large entrance hall - the 24-hour Tunstall emergency response pull cord system is situated in the hall. From the hallway there is a door to a walk-in storage cupboard/airing. Illuminated light switches, smoke detector, apartment security door entry system. Doors lead to the lounge, bedrooms and shower room.

Lounge

Spacious lounge with the benefit of a dual aspect with both south and east outlook which allow lots of natural light in and incorporates a French door leading to a walk out balcony providing enough space for a bistro set. The lounge has ample

