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Offers In Excess Of £229,995

Colchester Road, Southend-On-Sea

This charming, traditional three bedroom terraced house really could make the perfect family home for first time buyers, commuters and investors alike.

If you are looking for something with REAL character in an ideal location then this has to be viewed

From the minute you approach this beautiful stock brick built house and walk up its pretty tiled original pathway, you know this house is something special.

This character home offers beautiful original fireplaces in all the main rooms. With the working fireplace in the living room being the jewel in the crown. Just think.....what could be better than curling up, in front of this open fireplace on those cold winter nights?

Not only does this pretty home have a generous lounge/diner and good size kitchen, but you also have Southend town centre and a choice of mainline stations into London close by.

This property will go quickly, so don't delay call us today to arrange your viewing.

INVESTMENT OPPORTUNITY IN SOUTHEND APPROX YIELD 4.3 %

Entrance into hallway through original wooden door with obscured glass panels and additional glass panel above.

HALLWAY:
16'60 x 5'21
Original stained and varnished wooden floor. Textured wallpapered walls and ceiling, storage cupboard, radiator and original wooden balustrade to stairwell leading to first floor accommodation.

LOUNGE/DINER:
23' x 8'8
UPVC double glazed dual aspect windows to front. Lightly textured ceiling and wallpapered walls, radiator, power points and attractive original fireplace with original tiled surround. Archway leading to:

DINING AREA:
UPVC double glazed window to rear aspect and various power points. (walls and ceiling as living room.)

KITCHEN:
13' x 8'7
UPVC double glazed windows to rear and side aspect. Wallpapered walls and ceiling. Base and eye level units complimented by laminate roll top worksurfaces with half tiled splash backs and single drainer stainless steel sink with chrome taps, plumbing points, power points and double radiator. Original panelled door to side aspect leading to garden.

FIRST FLOOR LANDING;
16'6 x 5'2
Lightly textured wallpaper walls and ceiling. Access to loft.

MASTER BEDROOM:
13' x 11'
Dual aspect UPVC double glazed windows to front aspect. Textured walls and ceiling, original character fireplace with ornate iron surround. Panelled storage cupboard and power points and radiator.

BEDROOM TWO:
11'9 x 7'2
UPVC double glazed windows to rear aspect. Lightly textured wallpapered walls and ceiling. Original character fireplace with ornate iron surround, power points and radiator.

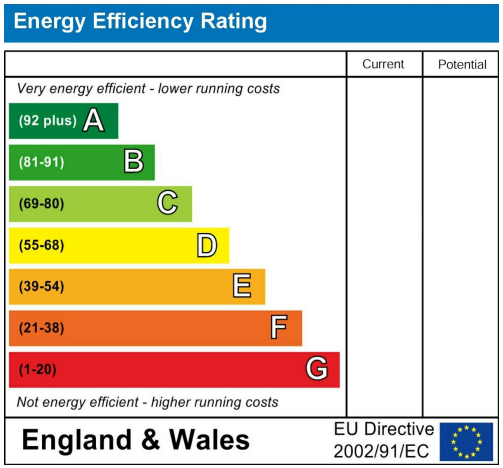
BEDROOM THREE:
9'4 x 8'8 x (narrowing to 6')
UPVC double glazed window to rear aspect. Lightly textured wallpaper walls and ceiling. Original character fireplace with ornate iron surround. Radiator.

BATHROOM:
7'8 x 4'4
Obscured window to side aspect, radiator, low-level WC, hand basin and panelled bath with half tiled splash backs to bath and sink area. Original stained and varnished wooden floor boards.

REAR GARDEN:
Paved patio, side access gate to paved area. Mainly laid to lawn, sectioned storage area to rear of garden.

FRONT GARDEN:
Attractive tiled original pathway leading to original wooden doorway. Remainder mainly paved with fenced area

Disclaimer (SOS)
These particulars are believed to be correct and have been verified by or on behalf of the Vendor. However any interested party will satisfy themselves as to their accuracy and as to any other matter regarding the Property or its location or proximity to other features or facilities which is of specific importance to them. Distances and areas are only approximate and unless otherwise stated fixtures contents and fittings are not included in the sale. Prospective purchasers are always advised to commission a full inspection and structural survey of the Property before deciding to proceed with a purchase.



Southend-On-Sea

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