



GROVE COURT, WESTCLIFF-ON-SEA.
GUIDE PRICE: - £200,000 TO £210,000 LEASEHOLD

TWO BEDROOM GROUND FLOOR APARTMENT WITH GARAGE

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DESCRIPTION:

Located in Westcliff, Grove Court has consistently been a popular block, with it offering great sized accommodation and being located ideally for access to Southend Hospital, a127, Grammar Schools and Chalkwell Station.

The property itself is need of modernisation and boasts two double bedrooms with views over the communal garden area. Situated on the ground floor this is ideal for young professionals or a small family or a retired couple.

The apartment features a kitchen, a good size living room, and a bathroom. Residents can enjoy access to the beautifully maintained communal gardens. Additionally, there is a garage.

Don't miss the opportunity to make this delightful property your new home. Contact us today to arrange a viewing.

Communal Entrance door to entrance hall with door to Flat: -

Entrance hall: - Doors to all rooms.

Lounge: - 14'08 x 10'4. Double glazed windows to front and side aspects.

Bedroom One: - 13'74 x 10'55. Double glazed windows to side and rear aspects.

Bedroom Two: - 10'38 x 9'92. Double glazed window to rear.

Bathroom: - Double Glazed Obscure window to front aspect. Panel bath, low level wc and wash hand basin.

Kitchen: - 10'37 x 7'36. Double glazed window to front aspect. Stainless steel sink unit range of working surfaces with base and eye level units. Space for kitchen appliances.

Exterior: -
Garage.

Well maintained communal gardens.



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	
	Potential
Very energy efficient - lower running costs	
(92-100) A	
(81-91) B	
(69-80) C	74
(55-68) D	
(39-54) E	40
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England, Scotland & Wales	EU Directive 2002/91/EC

Tenure: Leasehold

Term: 943 year and 0 months

Service Charge: tba

Ground Rent: £50 Annually (subject to increase)

Council Tax Band: B

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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