



Southview Drive, Westcliff on Sea

Guide Price: -£325,000 to £330,000 *Freehold*



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*** Attention Investors ***

KEY FEATURES

- Investors Only
- Terrace House split into 2 Self Contained Flats
- Tenants in Situ
- Rental Income £995 pcm per flat.



Leigh On Sea

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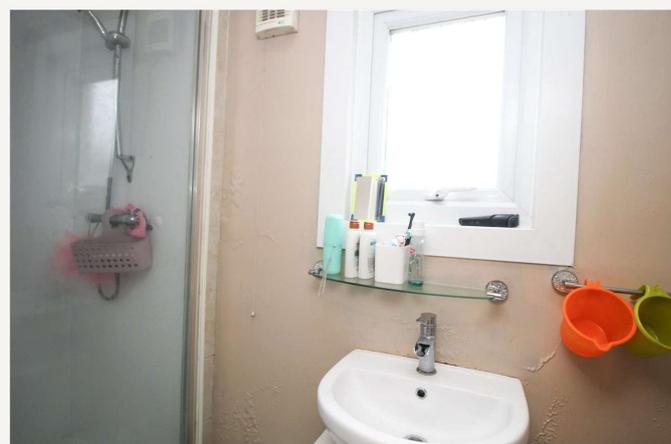
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Winkworth of Leigh are pleased to bring to the market this freehold terraced house which is currently arranged as two separate flats situated in Westcliff positioned close to a wealth of amenities and travel links with Westcliff Train Station.

The property is being sold as one with tenants in situ with a rental income of £995 pcm per flat.





ROOM DESCRIPTIONS

Communal entrance door to hall with doors to ground and first floor flats

Ground Floor: -

Entrance door to entrance hall

Lounge: -15'1 x 12'5. Bay window to front.

Bedroom: -11'10 x 11'6. Window to rear. Radiator.

Kitchen/Diner: -18'2 x 11'. Windows and door to side. Working surfaces with base units below and eye level units. Gas hob with oven below. Inset stainless steel sink unit. Space for kitchen appliances. Wall mount boiler. Radiator Door to: -

Shower Room: - Obscure Window to rear. Shower cubicle, low level wc and wash hand basin.

First Floor Landing: -

Lounge: -15'1 x 12. Bay window to front.

Bedroom: -11'10 x 11'9. Window to rear.

Bedroom Two/Office: - 7'10 x 5'1. Window to front and radiator.

Bathroom: - Obscure window to side. Bath with shower attachment. Wash hand basin

Separate WC: -Window to side and low level wc.

Kitchen: -11'10 x 10. Windows and door to rear. Working surfaces with base units below and eye level units above. Inset stainless steel sink unit. Space for kitchen appliances and wall mounted boiler. Radiator.

Rear garden currently split into two sections.

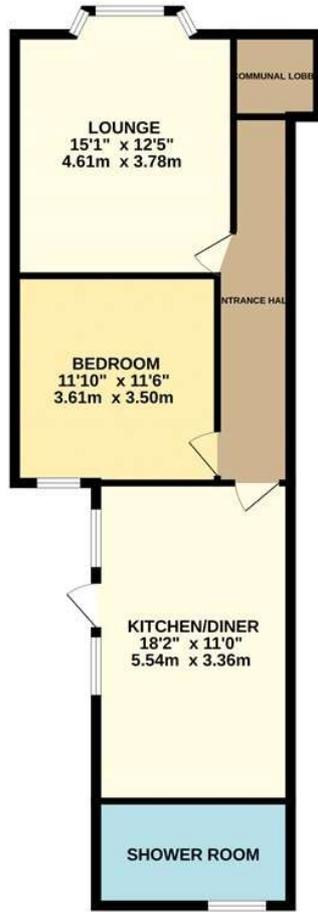
MATERIAL INFO

Tenure: Freehold

Council Tax Band: tba

EPC rating: C

GROUND FLOOR



1ST 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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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D	69 C	
39-54	E		
21-38	F		
1-20	G		

For more information, scan the QR code or visit the link below



<https://www.winkworth.co.uk/sale/property/LOS260036>

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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