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**3 bedroom House - Semi-Detached for sale, Undercliff Gardens, Leigh-On-Sea,  
£700,000**

### **Full description**

CASH BUYERS ONLY. Sorrell are favoured with instructions to offer sale this semi detached house arranged as 2 vacant self contained flats. Prime location with extensive estuary views and enormous potential. Further details available on request.

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These particulars do not constitute an offer or contract, the purchaser should satisfy himself independently as to the accuracy of the measurements, description and statements contained herein. All negotiations are to be conducted via Sorrell

## Features

### Ground floor flat

Door to

#### **Kitchen** - 3.50 x 3.15 (11'5 x 10'4 )

Fitted with cupboard and draw units, sink unit, radiator, glazed window to rear, door through to inner lobby with doors off onto

#### **Lounge** - 5.54 max x 4.27 max (18'2 max x 14'0 max)

Double glazed bay window to front with estuary views, laminate flooring, radiator, door to lobby with double glazed door to rear garden

#### **Bedroom One**

Double glazed window to rear with views, leadlite window to side

#### **Bedroom Two**

Opaque glazed window and door to rear access, radiator

#### **Bathroom/wc**

Panelled bath, pedestal wash hand basin, closed coupled wc radiator, opaque glazed window to side

### First floor flat

Split level entrance hall

#### **Lounge** - 3.51 x 3.72 to alcove (11'6 x 12'2 to alcove)

Double glazed window and door leading to balcony with panoramic estuary views, double glazed window to side, radiator

#### **Bedroom One** - 4.57 x 3.77 max (14'11 x 12'4 max)

Double glazed window to front with estuary views, radiator, fitted cupboards

#### **Bedroom Two** - 3.43 x 2.54 (11'3 x 8'3 )

Double glazed leadlite windows to rear, built in cupboard, radiator

#### **Kitchen** - 3.13 x 2.12 (10'3 x 6'11 )

Double glazed window to rear, built in electric oven and hob, sink unit, plumbing for washing machine, cupboard and draw units

#### **Bathroom/wc** - 3.18 x 1.82 (10'5 x 5'11 )

Panelled bath with electric shower over, pedestal wash hand basin, closed coupled wc, opaque double glazed window to side and rear, radiator

### Externally



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