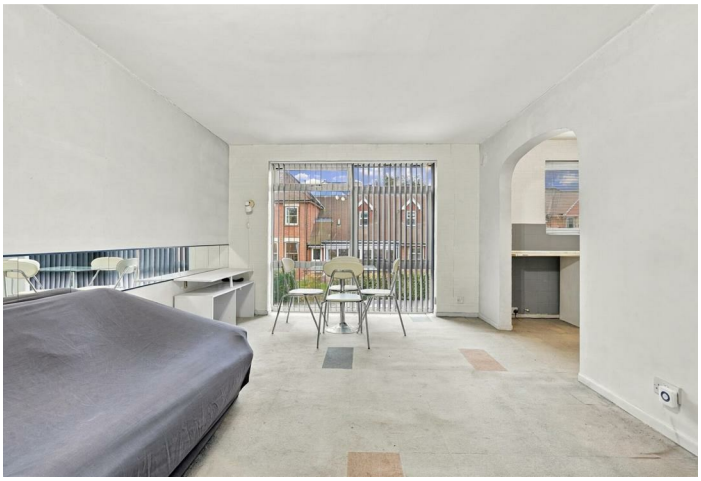
HAIR & SON



Powell Court, Southend Road, Rochford

Price Guide £220,000 Share of Freehold

- First floor flat with own front door
- Garage to the rear of the block
- Walking distance to Rochford mainline station with direct links to London Liverpool Street
- Lovely Communal Gardens
- Close to local schools, shops and historic market square
- Two double bedrooms
- First time to the market in nearly 50 years
- Share of freehold (underlying lease of 139 years)
- In need of modernisation
- No onward chain













NO ONWARD CHAIN **GARAGE** **SHARE OF FREEHOLD** Hair & Son are pleased to bring to market this two double bedroom first floor flat located in the heart of Rochford which is within walking distance to Rochford train station, pubs, shops, schools and the historic market square. You are also within extremely close proximity to the airport as well as having fantastic bus routes allowing for convenient travel in and out of Rochford.

This two bedroom maisonette provides a buyer an entrance via their own front door into a ground floor area, this features a cupboard underneath the stairs for storage. The stairs give access to the first floor where you will find the full accommodation.

The accommodation comprises of two well appointed bedrooms, the main bedroom features a built in wardrobe. Further down the hallway you are brought into the fitted kitchen which opens up seamlessly into the spacious living room, which would make an ideal space to entertain friends and family.

The bathroom has a three piece suite and features part tiled walls.

The property is in need of some modernisation throughout but allows for a buyer to put their own stamp on a property and explore its full potential.

The property is currently heated via plug in electric heaters.

Externally you benefit from your own garage, while having access to the lovely communal gardens.

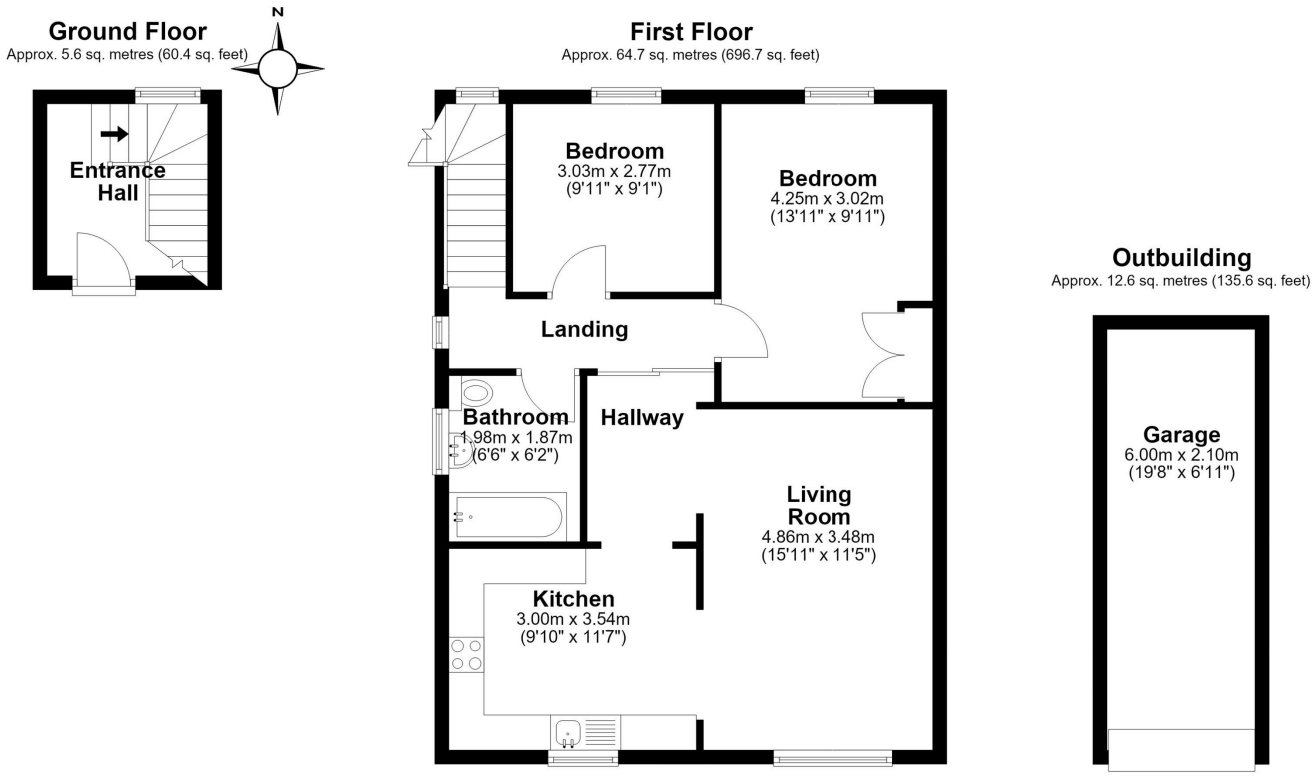
The property is being sold with a share of freehold, and is being offered to the market with vacant possession, therefore no onward chain.






5

Local Authority **Rochford**
Council Tax Band **B**



Total area: approx. 82.9 sq. metres (892.7 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omisson or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.
Floor Plan Drawn According To RICS Guidelines
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Plan produced using PlanUp.

Powell Court

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https://hairandson.co.uk/

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.