

*To arrange a viewing contact us
today on 01268 777400*



High Road, Benfleet Guide price £220,000

**** GUIDE PRICE £220,000 - £230,000 ****

Aspire Estate Agents are delighted to present this beautifully refurbished one-bedroom first-floor apartment, ideally positioned along Benfleet High Road and within easy reach of local shops, amenities and Benfleet Station.

Recently upgraded throughout, the property offers stylish, low-maintenance accommodation with a modern finish, making it an excellent choice for first-time buyers, downsizers and investors alike.

The accommodation begins with a welcoming entrance hallway leading through to a generous lounge, providing plenty of space for both relaxing and dining. Modern integral blinds to the windows add a sleek and practical finishing touch.

The newly fitted kitchen has been finished to an excellent standard, featuring contemporary cabinetry, quartz worktops and a smart, modern design with space for everyday appliances.

The refurbishment continues into the bathroom, which has also been completely updated with a modern suite and stylish finishes with the added bonus of underfloor heating.

The generously sized double bedroom provides comfortable accommodation.

Externally, residents have access to communal grounds and parking, with the additional benefit of a garage within a separate block.

Another important advantage is the property's recent lease extension, offering additional reassurance for prospective purchasers and making this an attractive long-term purchase.

Early viewing is highly recommended to fully appreciate the quality of the refurbishment, convenient location and excellent additional benefits this property has to offer.

Lounge: 14' 2" x 13' 10" (4.32m x 4.22m)

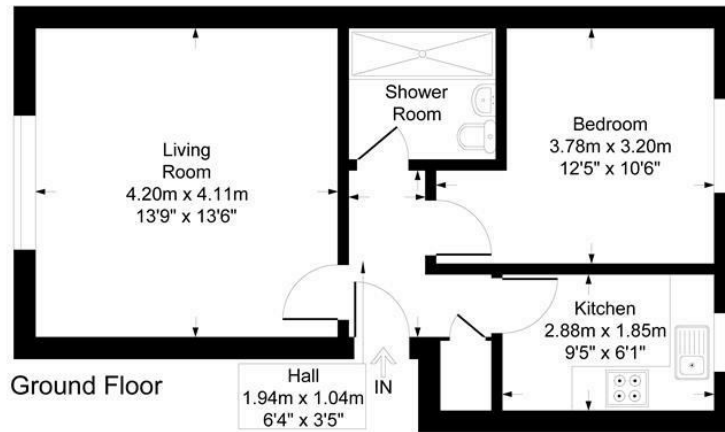
Kitchen: 9' 8" x 6' 6" (2.95m x 1.98m)

Bathroom: 7' 0" x 6' 2" (2.13m x 1.88m)

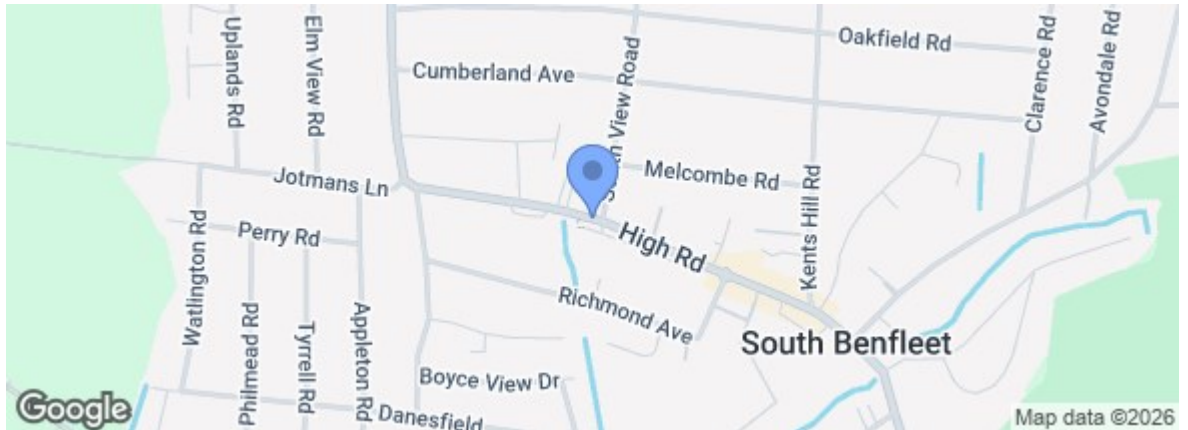
Bedroom: 12' 10" reducing to 10' 5" x 10' 10" (3.91m reducing to 3.18m x 3.30m)

9 Kentwell Court

Approximate Gross Internal Floor Area = 42.4 sq m / 456 sq ft



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales			
EU Directive 2002/91/EC			
Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales			
EU Directive 2002/91/EC			



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