



Located in a popular residential position in Westcliff-on-Sea, this attractive semi-detached home on St. Georges Park Avenue offers spacious accommodation combined with a highly convenient location. The property features three well-sized bedrooms, making it an excellent choice for families, couples or those looking for a little extra room. Upon entering, the through bay-fronted lounge/diner provides a bright and versatile space, ideal for both relaxing and entertaining. The modern fully fitted kitchen offers a good range of contemporary units and appliances, creating a practical and stylish space for everyday living. A well-appointed family bathroom completes the accommodation. Outside, the property benefits from a private driveway providing off-road parking for one vehicle. The location is particularly appealing, with Westcliff Train Station within easy walking distance, providing convenient connections into London and beyond. Chalkwell Park is also situated just at the top of the road, offering an excellent nearby green space for walks, picnics and enjoying the outdoors. Combining comfortable accommodation with excellent transport links and attractive local surroundings, this is a superb opportunity to acquire a well-positioned home in Westcliff-on-Sea.

- Semi-detached home
- Three bedrooms, two doubles and one single
- Modern fully fitted kitchen
- Spacious rear garden
- Walking distance to Westcliff Train Station
- Driveway creating parking for one vehicle
- Through bay-fronted lounge/diner
- Three-piece bathroom on the first floor
- Chalkwell Park at the top of the road
- Westcliff Grammar Schools close by

St. Georges Park Avenue

Westcliff-on-Sea

£350,000

Offers In Excess Of



3



1



2



St. Georges Park Avenue



Frontage

Paved driveway creating parking for one vehicle, planting border, overhanging front porch, door to:

Entrance Hallway

14'1" x 5'5"

Coved ceiling with a pendant light, dado rails, entrance door to the front, carpeted stairs rising to the first floor landing, radiator, carpet, door to:

Lounge Diner

28'1" x 10'4"

Coved ceiling with a pendant light, double glazed bay window to the front, wall lights, feature fireplace with a wooden surround and a tiled hearth, double glazed French doors to rear leading into the lean to, two radiators, carpet.

Lean To

Windows to the rear overlooking the garden, door to the rear leading out to the garden.

Kitchen

13'7" x 8'2"

Smooth ceiling with a pendant light, double glazed windows to the rear overlooking the garden, double glazed door to the side leading out to the garden. Modern white gloss kitchen comprising of; wall and base level units with a roll edge stone worktop, inset stainless steel sink and drainer with a chrome mixer tap, inset Bosch oven and grill, four-ring electric hob with an extractor fan above, fridge freezer, washing machine, wall mounted boiler, pan drawers, tiled splash backs, lino flooring.

First Floor Landing

7'11" x 5'11"

Smooth ceiling with a pendant light, carpet,

Bedroom One

15'7" x 9'3"

Coved ceiling with a pendant light, double glazed bay windows to the front, space for a floor to ceiling wardrobe, radiator, carpet.

Bedroom Two

11'11" x 10'0"

Coved ceiling with a pendant light, double glazed window to the rear overlooking the garden, radiator, carpet.

Bedroom Three

8'0" x 5'10"

Coved ceiling with a pendant light, loft access, double glazed window to the front, radiator, carpet.

Three-Piece Bathroom

15'8" x 8'6"

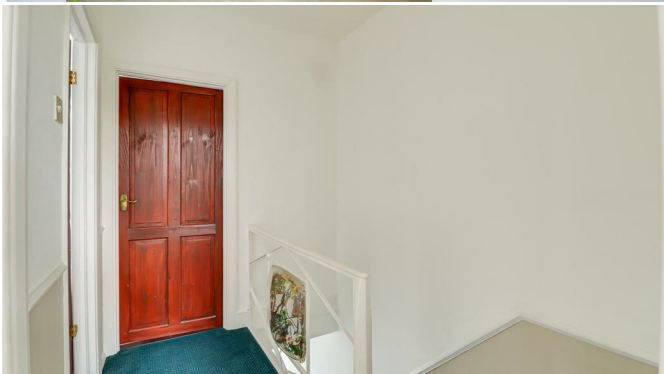
Pendant light, obscured double glazed window to the rear, panelled bath with a shower attachment, low-level WC, corner vanity unit wash basin, part tiled walls, lino flooring.

Rear Garden

Commences a paved patio area with the remainder laid to lawn, tree and shrub borders, access to storage shed, outside tap, outside lighting,

Agents Notes:

Council tax band: B



GROUND FLOOR

1ST FLOOR

KITCHEN

DINING ROOM

ENTRANCE HALLWAY

LOUNGE

UP

BATHROOM

DOWN

LANDING

BEDROOM 3

BEDROOM 2

BEDROOM 1

While 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 quantity or efficiency can be given.
Made with floorplan 32024

A map showing the location of Southend University Hospital. The map includes roads such as Blenheim Chase, Manchester Dr, London Rd, Leigh Rd, Southbourne Grove, Westbourne Grove, Fairfax Dr, and West Rd. A red pin marks the intersection of Southbourne Grove and Westbourne Grove. The hospital is labeled in the top right corner. The area is identified as CHALKWELL. Map data is from 2026.

Please contact our Leigh-on-Sea Office on 01702 887 496 if you wish to arrange a viewing appointment for this property or require further information.

1336 London Road, Leigh-on-Sea, Essex, SS9 2UH

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <i>Not energy efficient - higher running costs</i>			
England & Wales EU Directive 2002/91/EC 			
Environmental Impact (CO ₂) Rating			
		Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <i>Not environmentally friendly - higher CO₂ emissions</i>			
England & Wales EU Directive 2002/91/EC 			