HAIR & SON



East Street, Southend-on-Sea

Guide Price £165,000 Leasehold - Share of Freehold

- Ground floor flat
- Share of freehold
- Two reception rooms
- Ideal for first time buyers
- One bedroom
- Courtyard garden
- Walking distance to Prittlewell train station
- No onward chain













PURCHASED WITH TENANTS IN SITU **SHARE OF FREEHOLD** **954 YEAR LEASE** Hair & Son are pleased to bring to market this one bedroom ground floor flat, which features a courtyard garden.

Access is given into a communal hallway in which you are greeted with your own front door that takes you directly into the property. The bay fronted living room is located at the front of the property, with the additional reception room located between the hallway and the kitchen. To the rear you have the fitted kitchen and bathroom which features a bathtub, wash hand basin and a low level w/c.

The flat offers a buyer the chance to modernise and configure to their own personal taste with good space and flexibility.

Externally the property features a courtyard garden, offering a nice spot for relaxation and entertaining.

The property is very well situated close to Southend Prittlewell train station which gives direct transport links to London Liverpool Street. You are also nearby to shops, parks and Southend City Centre.

Offered to the market with vacant possession, therefore no onward chain.

HALL

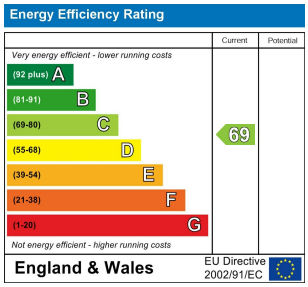
LOUNGE
13'7 X 11'9

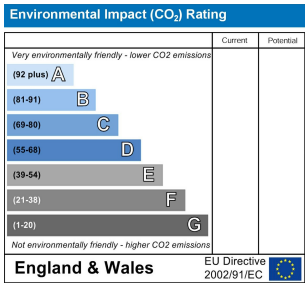
BEDROOM
12'1 X 9'2

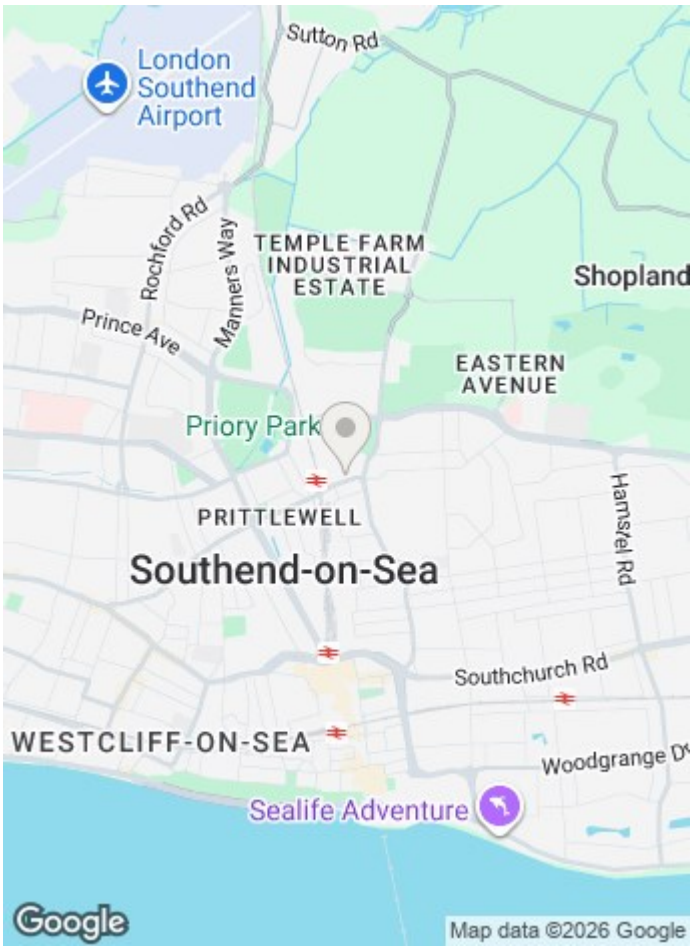
DINING ROOM
11.0 X 9.2

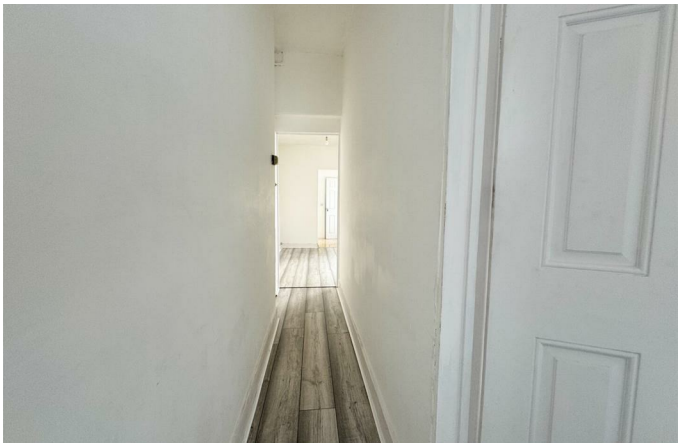
KITCHEN
11'0 X 9'2

BATHROOM


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
69
England & Wales
EU Directive 2002/91/EC


Environmental Impact (CO_2) Rating
Current
Potential
Very environmentally friendly - lower CO2 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 CO2 emissions
England & Wales
EU Directive 2002/91/EC


Sutton Rd
London Southend Airport
Rochford Rd
Manners Way
TEMPLE FARM INDUSTRIAL ESTATE
Shopland
Prince Ave
EASTERN AVENUE
Priory Park
PRITTLEWELL
Southend-on-Sea
Hamstel Rd
Southchurch Rd
WESTCLIFF-ON-SEA
Sealife Adventure
Google
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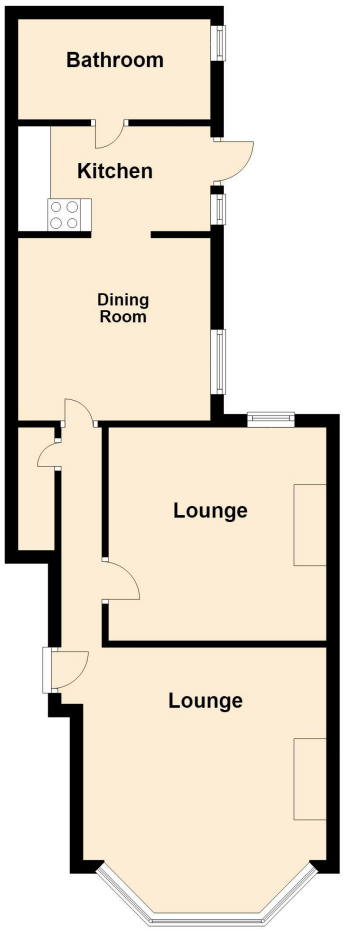






Ground Floor

Approx. 47.0 sq. metres (505.6 sq. feet)



Total area: approx. 47.0 sq. metres (505.6 sq. feet)

Sales Office

190 London Road, Southend-On-Sea, Essex, SS1 1PJ

Contact

01702 34 11 77

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