

**DEDMAN
GRAY**

www.dedmangray.co.uk

10 Gloucester Terrace, Southend-On-Sea

£424,995



Exceptional 3-bedroom seafront apartment with stunning views. Elegantly arranged over 2 floors, boasting a fitted kitchen, en suite master bedroom, bright living space, rear garden, and off-street parking. A nature lover's dream with lush lawn and established fruit trees. Ideal coastal living.

Tenure: Leasehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E

- Seafront apartment
- Arranged over two floors
- Fitted Kitchen
- Three bedrooms
- En Suite to master bedroom
- Own rear garden
- Off street parking to front
- Superb estuary views
- Across the road to the beach

Hallway

Approached via hardwood entrance door with staircase leading up to the hallway. Radiator, coved cornice, staircase to second floor.

Lounge

19' 0" x 13' 0" (5.79m x 3.96m)

Into bay. Double glazed bay window to front, feature fireplace with hardwood mantel, coved cornice to ceiling, radiator, archway through to dining area.

Dining Room

12' 0" x 9' 0" (3.66m x 2.74m)

Window to front with views of the estuary, radiator, coved cornice to ceiling.

Kitchen

13' 10" x 9' 0" (4.22m x 2.74m)

Fitted base and eye level units with rolled edge work surfaces, inset one and a half bowl sink unit with mixer tap, built in electric oven and gas hob with extractor hood over, tiled splashbacks, window to rear, plumbing for washing machine, radiator.

Bedroom 1

15' 0" x 9' 0" (4.57m x 2.74m)

Window to rear, coved and textured ceiling, fitted mirror fronted wardrobes to one wall, radiator.

Bathroom

8' 0" x 7' 0" (2.44m x 2.13m)

Comprising bath with mixer tap and telephone shower attachment, pedestal wash hand basin, low level wc, fully tiled walls, radiator, two opaque windows to side.

Second floor landing

Picture rail, skylight.

Bedroom 2

11' 0" x 11' 0" (3.35m x 3.35m)

Double glazed window to rear, radiator, door to en suite bathroom.

En Suite Shower Room

Comprising shower cubicle, pedestal wash hand basin, low level wc, part tiled walls, radiator.

Bedroom 3

Window to front with views towards the estuary radiator.





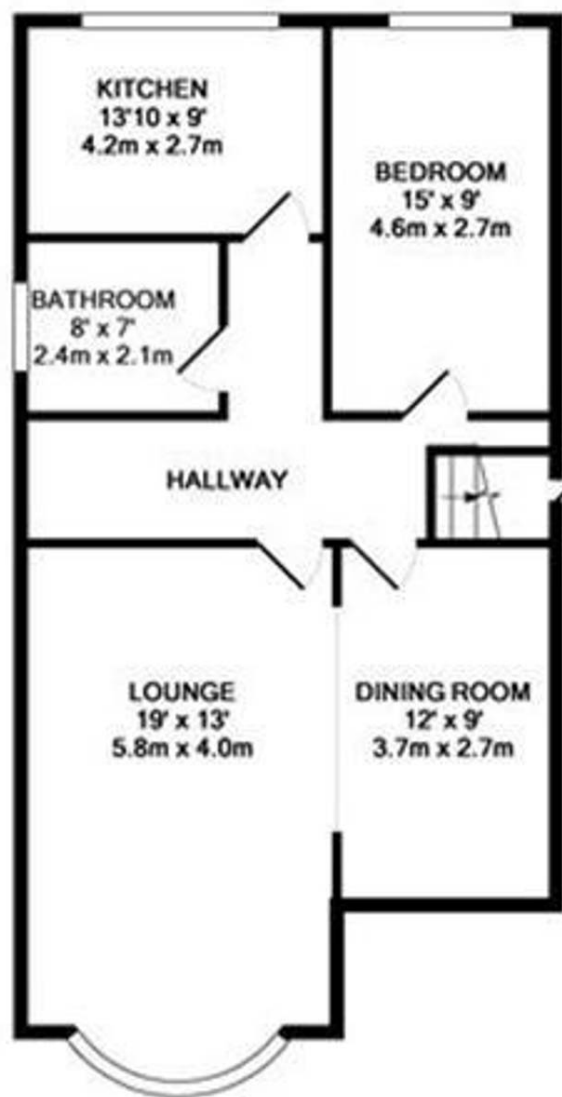
Rear Garden

Access via the side of the building, laid to lawn with established fruit trees and shrubs with fencing to boundaries.

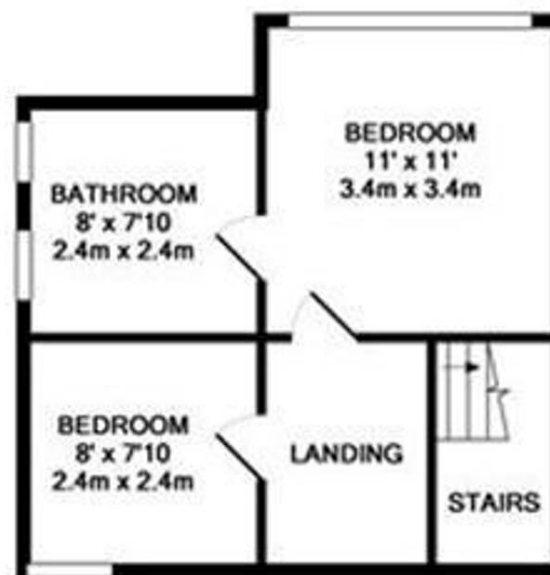
Off street

1 Parking Space

Parking space to the front of the property.



1ST FLOOR
APPROX. FLOOR
AREA 587 SQ. FT.
(54.5 SQ. M.)



2ND FLOOR
APPROX. FLOOR
AREA 309 SQ. FT.
(28.7 SQ. M.)

TOTAL APPROX. FLOOR AREA 896 SQ. FT. (83.2 SQ. M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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 operability or efficiency can be given.

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