



73a Cranleigh Drive





73a Cranleigh Drive  
Leigh-On-Sea  
Essex  
SS9 1SX

Asking price £200,000



This lovely first floor flat in Leigh on sea is bright and spacious throughout with the large lounge being perfect for socialising with friends and family. The property is situated in an amazing location close to excellent local amenities. You can take short walk down to Leigh Broadway to shop at the local boutiques and visit the incredible bars and restaurants then take a further walk down to Old Leigh where you can sit on the sea wall with a drink and enjoy the view and sunshine. Just a 20 minute walk from the property is Leigh on sea Station which is perfect for those who commute into London or simply like to visit. School catchments for this area are West Leigh Primary School and Belfairs Academy.



#### Entrance

Double glazed door opening to hallway comprising carpeted stairs to first floor, door to hallway with further door to:

#### Lounge

13'3" x 12'2" (4.04m x 3.73m )

Double glazed window to side, laminate flooring, radiator, smooth ceiling with pendant lighting.

#### Kitchen

8'5" x 7'6" (2.57m x 2.31m )

Range of wall and base level units with quartz work surfaces above incorporating stainless steel sink and drainer unit with chrome tap, space and plumbing for slim line dishwasher, washing machine and fridge freezer, oven to stay, tiled splash back, laminate flooring, smooth ceiling with pendant lighting, double glazed window to rear.



#### Bathroom

Three piece suite comprising panelled bath with chrome taps, hand held shower attachment and shower screen, pedestal wash hand basin with chrome taps, low level w/c, tiled flooring, partially tiled walls, smoothing ceiling with pendant lighting, cupboard housing boiler, double glazed obscure window to rear.

#### Bedroom

13'1" x 11'8" (4.01m x 3.58m )

Double glazed window to front, carpeted flooring, radiator, smooth ceiling with pendant lighting, storage cupboard over stairs, access to loft.

#### Front Garden

Off street parking space for one vehicle.



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