

DURDEN & HUNT

INTERNATIONAL

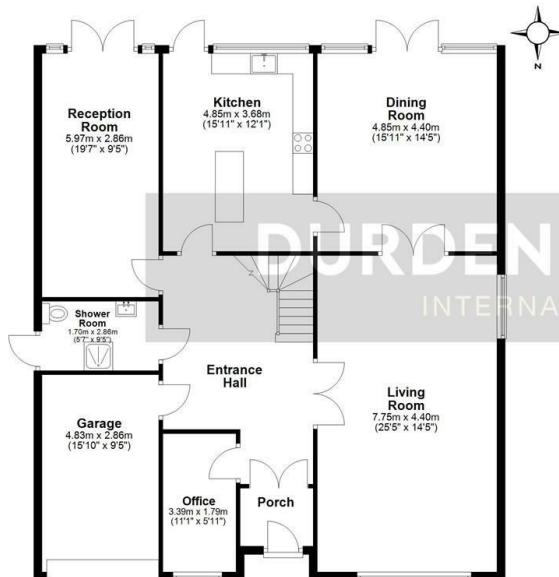


Western Road, Leigh-On-Sea SS9

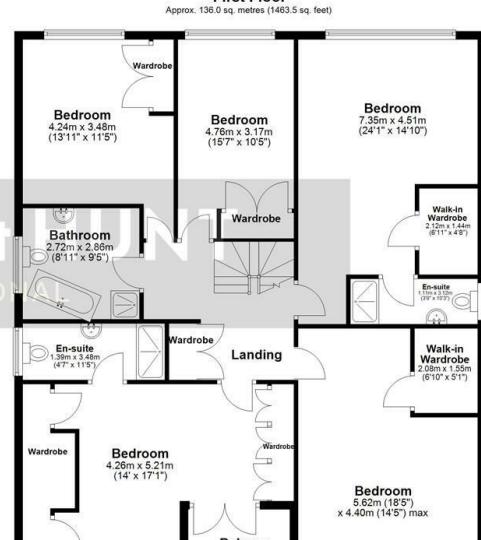
£1,300,000

- Coastal Location
- Garage & Ample Off Road Parking
- Kitchen & Downstairs Shower Room
- Dedicated Home Office
- Great Transport Links
- Multiple Reception Rooms
- Five Bedrooms, Two With En Suites
- Good Sized Garden
- Opportunity For Downstairs Living
- Contemporary Family Bathroom

Ground Floor
Approx. 140.1 sq. metres (1507.8 sq. feet)



First Floor
Approx. 136.0 sq. metres (1463.5 sq. feet)



Total area: approx. 276.0 sq. metre (2971.3 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total area. Buyers are advised to take their own measurements.

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Plan produced using PlanUp.

Western Road

Viewings

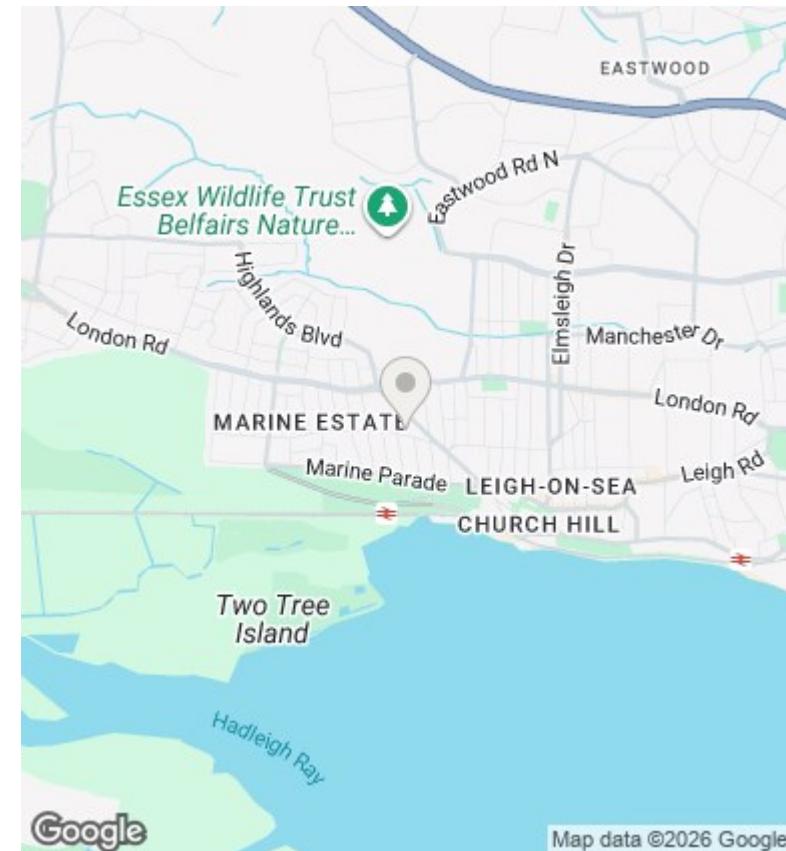
Viewings by arrangement only. Call 01702 411 461 to make an appointment.

Council Tax Band

F

EPC Rating:

C



Map data ©2026 Google

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		83
(69-80) C	72	
(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