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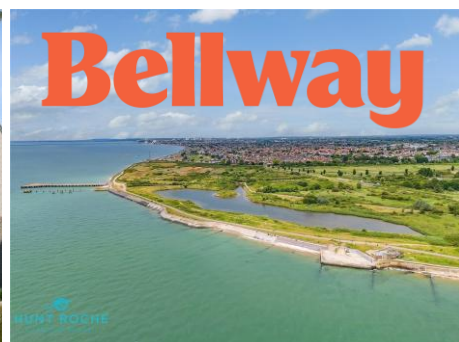
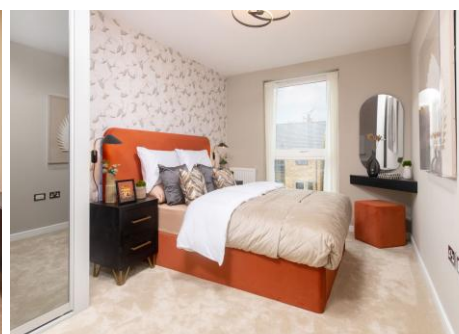
HUNT ROCHE

The Estate Agent



Asking Price: £363,995

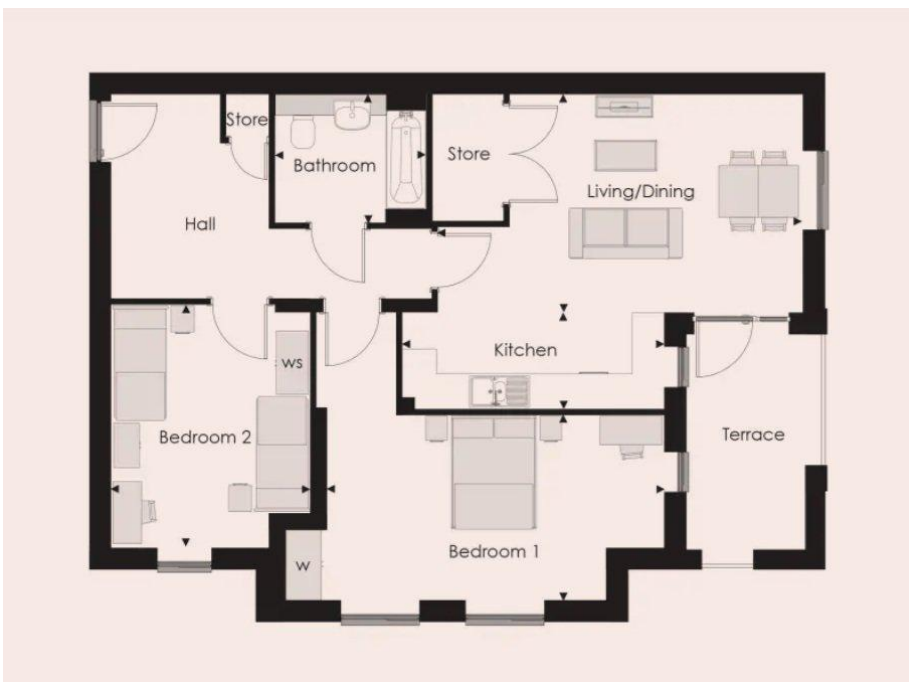
The Galleon Apartments, Plot 190, 'Garrison Point' Barge Pier Road, Shoeburyness, Essex,



Bellway

Available to reserve off-plan, this superb first floor two-bedroom apartment at The Galleon Apartments offers a wonderful opportunity to secure a brand-new home within Bellway's exciting Garrison Point development.

Designed with modern apartment living in mind, this well-planned home features a welcoming entrance hall, a bright open-plan kitchen, living and dining space with contemporary fitted units and integrated appliances, a generous primary bedroom, versatile second bedroom and a stylish modern bathroom. Complete with private outdoor space, useful storage and the reassurance of a 10-year warranty and insurance protection, this apartment combines comfort, convenience and coastal living.



Looking for a brand-new apartment in Shoebury?:

Thoughtfully designed for modern lifestyles, the apartment features a spacious open-plan kitchen, dining and living area opening onto a generous private all-weather seating terrace, two comfortable bedrooms and the added convenience of secure underground parking. A stylish and practical home offering contemporary coastal living at its finest.

Approx Room Dimensions

Kitchen: 14'10" x 5'5" (4.52m x 1.65m)

- Choice of contemporary kitchen cupboards and worktops.*
- Electric oven with induction hob and glass splashback.
- Integrated fridge/freezer and slimline dishwasher.
- Washer/dryer.
- Granite composite kitchen sink available in a choice of colours.*

Open plan to;

Living/Dining: 20'8" x 12'3" (6.3m x 3.73m) Access to a 'Covered seating terrace'

Bedroom One: 19'2" x 10'5" (5.84m x 3.18m)

Fitted slide'a'robe wardrobe included.

Bedroom Two: 13'9" x 11'1" (4.2m x 3.38m)

Bathroom: 8'6" x 7'3" (2.6m x 2.2m) Choice of stylish wall tiles.* Choices are subject to availability and the stage of construction.

Development Highlights:

Part of Bellway's exciting Garrison Point development
Energy-efficient home designed for modern living
Gunners Park and the Thames Estuary within walking distance
Approximately 4 minutes from Shoeburyness Station, with direct services to London Fenchurch Street
Approximately 5 minutes from Gunners Park
Approximately 9 minutes from Shoebury Common Beach
Convenient for local shops, cafés, restaurants and leisure facilities
Well served by a selection of local schools
Southend-on-Sea city centre and London Southend Airport within easy reach

Tenure: Leasehold Lease Term: 999-year lease with peppercorn ground rent, meaning no ongoing ground rent charges are payable.

Service Charge: Estimated at £1,311.00 per annum. This contributes towards the maintenance and upkeep of the communal areas and shared facilities within the development.

Lifestyle Highlights:

Coastal Living - Enjoy the very best of seaside living with the beach, Thames Estuary and picturesque coastline all within easy walking distance.

Green Open Spaces - Located beside the beautiful Gunners Park, offering nature walks, cycle routes, tennis courts, children's play areas and open green spaces.

Commuter Friendly - Shoeburyness Station provides direct services to London Fenchurch Street, whilst excellent road connections make travelling throughout Essex straightforward.

Family Location - A range of well-regarded schools, everyday shopping facilities and leisure amenities are all close by, making Garrison Point ideal for families and professionals alike.

Shoebury Common Beach - 9 mins

Gunners Park - 5 mins

Southend-on-Sea - 11 mins

Shoeburyness train station - 4 mins

London Southend Airport - 15 mins

Hunt Roche Land & New Homes:

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- Launch date announcements

Disclaimer:

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Room dimensions are approximate and are provided for guidance only. They should not be relied upon for the placement of furniture, furnishings or appliances.

Specifications, layouts, finishes and materials may vary between plots and are subject to the stage of construction. Bellway reserves the right to make changes as part of its ongoing product development.



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