

Lot 31

**36 Eastwood Road
Leigh-on-Sea, SS9 3AB**

Guide Price: £340,000

FOUR BEDROOM DETACHED BUNGALOW WITH PLANNING PERMISSION TO EXTEND

This four bedroom detached bungalow that has been extended into the loft space is situated in a popular road off the A13 London Road within the exclusive district of Leigh-on-Sea. The property currently offers four bedroom accommodation and is let on an Assured Shorthold Tenancy at £950 pcm (£11,400 pa). The property does benefit from planning permission to extensively extend the property to make a five bedroom/four bathroom residence and the property is being sold with the benefit of the investment income and the relevant planning permission granted.

ACCOMMODATION

The property has not been inspected by the Auctioneers but we understand it consists of four bedrooms.

TENURE

Freehold

LOCAL AUTHORITY & TAX RATING

**Southend-on-Sea Borough Council 01702 215000
Council Tax Band: D**

VENDORS SOLICITORS

**BTMK Solicitors
County Chambers
23-27 Weston Road
Southend, Essex SS1 1BB
01702 238510**

VIEWING TIMES

Strictly by appointment through the Auctioneers