



Southernhay, Basildon, SS14 1FG

£1,100 Per Calendar Month



****SPACIOUS FIFTH-FLOOR APARTMENT IN A MODERN DEVELOPMENT BY BASILDON STATION****

OC Homes is delighted to offer a well-presented, one-bedroom apartment, within walking distance of Basildon Station. This fifth-floor property boasts a spacious open-plan lounge and fitted kitchen with integrated electrical appliances, a double bedroom, and a tiled three-piece bathroom suite.

Other benefits include double glazing, laminate flooring, a storage cupboard, secure intercom entry, lift access, and a concierge service, which is ideally situated near local amenities and public transport links. Basildon Rail Station is literally within minutes walking distance from the apartment and ideal for those commuting into London.

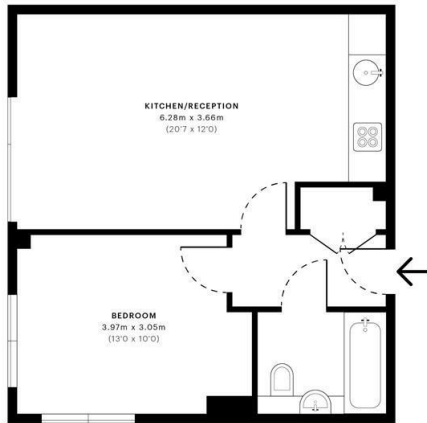
- NEXT TO BASILDON STATION
- LIFT ACCESS
- CONCIERGE
- INTERCOM ENTRY
- OPEN PLAN LOUNGE/KITCHEN
- FIFTH FLOOR
- AVAILABLE NOW

AVAILABLE NOW

Viewing

Please contact our OC Homes Gidea Park Office on 01708989888 if you wish to arrange a viewing appointment for this property or require further information.





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			82
(81-91) B			
(69-80) C		72	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C		75	75
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			

— Fifth Floor

GROSS INTERNAL AREA (GIA)
42.65 sqm / 459.08 sqft

NET INTERNAL AREA (NIA)
43.91 sqm / 470.35 sqft

EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, etc.

RESTRICTED HEAD HEIGHT
Less than 2.0m

SPECIFIED FLOOR PLANS
42.97 sqm / 463.29 sqft

FINAL MEASUREMENTS
42.39 sqm / 455.10 sqft

Specified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plans and graphics are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements contained in the plans.

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