

RESIDENTIAL SALES
LETTINGS & PROPERTY
MANAGEMENT

COWLING
& PAYNE



Stapleford End, Essex
£1,400 PCM

**** CPO9395 ONLINE ENQUIRIES ONLY **** SITUATED WITHIN THE POPULAR LOCATION OF 'SHOTGATE' WICKFORD, WE ARE PLEASED TO OFFER THIS UPDATED AND IMPROVED TWO-BEDROOM HOME.

THE PROPERTY BENEFITS FROM A CONTEMPORARY KITCHEN AND OPEN PLAN LIVING ROOM IDEAL FOR RELAXING WITH FRIENDS AND FAMILY.

THE PROPERTY FURTHER AFFORDS TWO BEDROOMS AND A MODERN BATHROOM AS WELL AS THE CONVENIENCE OF A GARAGE AND PRIVATE REAR GARDEN.
AVAILABLE AUGUST 2025

COUNCIL TAX BAND 'C' & EPC RATING 'D'.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		89
(81-91) B		
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

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