



BRITISH  
PROPERTY  
AWARDS

2020 - 2021

★ ★ ★ ★ ★

GOLD WINNER

LETTING AGENT  
IN LEIGH-ON-SEA



BRITISH  
PROPERTY  
AWARDS

2018-2019

★ ★ ★ ★ ★

GOLD WINNER

LETTING AGENT  
IN LEIGH ON SEA



BRITISH  
PROPERTY  
AWARDS

2017

★ ★ ★ ★ ★

GOLD WINNER

ESTATE AGENT  
IN LEIGH-ON-SEA



## Oxford Road, Canvey Island

THE QUIET LIFE: Castle Estate Agents are EXCITED to offer FOR RENT this TWO Bedroom detached BUNGALOW set in this sought after location within easy walking distance to SEA FRONT, SHOPS, GOLF COURSE and all BUS ROUTES this property benefits from OFF STREET PARKING X 3 CARS and double glazing.

- 3 Bedrooms
- Ample off street parking
- Refurbished
- Double glazed
- Available now
- Detached bungalow
- Walk to Oyster creek
- Seperate dining room
- Gas central heating
- Walk to town center

**£1600 PCM**

## Front aspect

Shingled driveway x 4 cars, front garden mainly laid to lawn, double glazed front door with frosted glass leaded insets to:

## Porch

hardwood door to:

## Lounge 19' by 12' 2" (5m 79cm by 3m 71cm), ( )

Double glazed window to front aspect and side aspect, 2 x radiators, laminated wood flooring, coving, dado rail, power points and TV points.

## Inner hallway

doors to all rooms, new carpets, loft access, dado rail.

## Dining room 13' 6" by 7' 1" (4m 11cm by 2m 16cm), ( )

Double glazed window to side aspect, radiator, laminated wood flooring, half wood paneled walls, power points, open to:

## Kitchen 12' 7" by 7' 9" (3m 84cm by 2m 36cm), ( )

Eye level and base level units, roll top work surfaces incorporating a stainless steel single drainer with mixer taps, spot lights, loft access, space for fridge freezer, washing machine, laminated wood flooring, tiled splash backs, new range cooker with extractor fan over, double glazed window and door to the side aspect.

## Bedroom 1 13' by 10' (3m 96cm by 3m 5cm), ( )

Double glazed window to side aspect, radiator, new carpet, power points.

## Bedroom 2 10' 6" by 8' (3m 20cm by 2m 44cm), ( )

Double glazed window to front aspect, radiator, new carpet, power points.

## Bedroom 3 9' by 7' 2" (2m 74cm by 2m 18cm), ( )

Double glazed window to side aspect, radiator, new carpet, power points.



*Whilst we endeavour to make our sales particulars as accurate and reliable as possible, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. The mention of any appliances and/or services in these details does not imply that these are in full and efficient working order or have been inspected by ourselves. Please be advised that some of the particulars may be awaiting vendor approval. Please contact us should you have any queries and we will try our utmost to assist.*

## Bathroom

4 piece white suite comprising of a panel enclosed corner bath, wash hand basin, low level flush toilet, shower cubicle with wall mounted electric shower, fully tiled splash backs, double glazed frosted window to the side and rear aspect, extractor fan, radiator, new lino.

## Rear garden

Side garden mainly laid to lawn, rear garden hard standing with brick built shed and metal shed, outside tap.



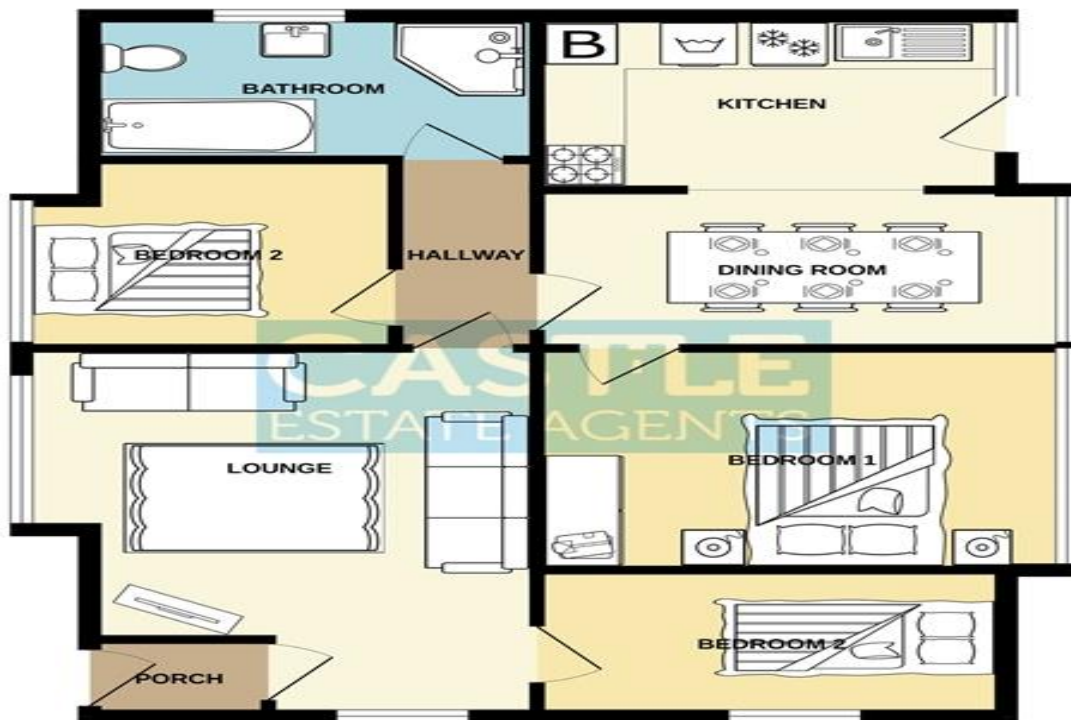
Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		85
(81-91) B		
(69-80) C		
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental (CO <sub>2</sub> ) Impact Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO<sub>2</sub> emissions</i>		
(92-100) A		85
(81-91) B		
(69-80) C		
(55-68) D	68	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO<sub>2</sub> emissions</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of floors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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