



# TO LET

## Seymour Road, Benfleet SS7 2HB

£1,150 PCM Deposit Required - £1,326 Council Tax Band - C

- One Bedroom Bungalow
- Detached
- Off Street Parking for Two Vehicles
- Large Well Kept Garden
- Good Size Living Room
- Double Bedroom With Fitted Wardrobes
- Sun Room With Access To Garden
- Great Location
- Close Proximity To London Road
- Call Now To Arrange A Viewing

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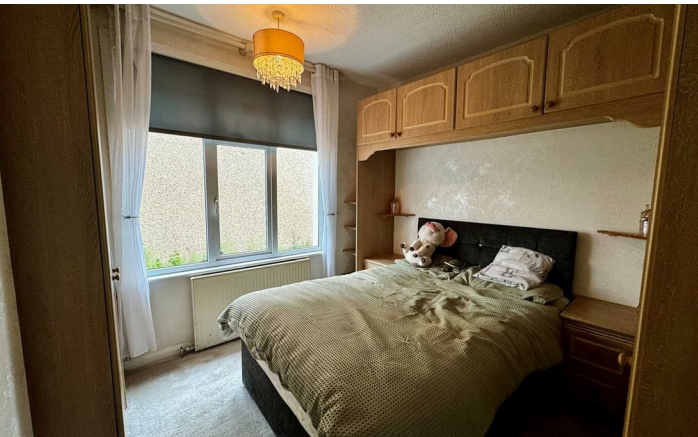
# Description

A charming DETACHED BUNGALOW that offers a perfect blend of comfort and convenience. This delightful property boasts a cosy reception room, ideal for relaxing evenings. With one spacious bedroom and a well-appointed bathroom, SUN ROOM WITH DIRECT ACCESS TO THE REAR GARDEN this home is perfect for those seeking a peaceful retreat.

Situated in a sought-after location, this bungalow offers a

tranquil lifestyle with easy access to local amenities. The well-maintained rear garden provides a lovely outdoor space for enjoying sunny days or hosting gatherings with friends and family.

With off-street parking for two vehicles, parking will never be an issue. The 678 sq ft of living space provides ample room for comfortable living. Don't miss the opportunity to make this charming bungalow your new home sweet home in Benfleet. Call Now To Arrange A Viewing



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

Environmental Impact (CO <sub>2</sub> ) Rating	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
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**AGENTS NOTES:** Appointmentmoor Estates Ltd as our Vendors Agents have endeavoured to check the accuracy of these sales particulars, but however, can offer no guarantee. These details are prepared as a general guide only, including details regarding lease, service charge, lease length and ground rent/review periods, council tax and deposit amount, and should not be relied upon as a basis to enter into a legal contract, or commit expenditure. An interested party should consult their own independent experts to verify the statements contained herein and before committing themselves to any expenditure or other legal commitments. The agent will not be responsible for any verbal statement made by any member of staff, as only a specific written confirmation should be relied upon. The agent will not be responsible for any loss other than when specific written confirmation has been requested. Floor plans are not to scale and only provide an indication of the layout. All measurements are approximate and should not be relied upon. We have not tested any apparatus, equipment, fixture, fittings or service and so cannot verify they are in working order, fit for their purpose, or within ownership of the sellers. Items shown in photographs are NOT included unless specifically mentioned in writing within the sales particulars. **VIEWINGS: BY APPOINTMENTMOOR ESTATES ONLY**