

## TO LET

## The Leas, Westcliff-On-Sea SSO 8HH

£900 PCM Deposit Required - £1,038 Council Tax Band -

- Seafront Location
- One Double Bedroom
- First Floor Accommodation
- Street Parking Available
- Communal Garden
- Modern Shower Room
- Ideal For Single Professional
- Close To Westcliff Station
- Call For Further Details



## **Description**

One double bedroom first floor flat available in this sought after seafront location. The flat has been decorated to a good clean standard and would be an ideal space for a single professional. The property consists of a good size open plan lounge / kitchen with integrated oven & hob. Large double bedroom to the back aspect. Modern three piece shower room.

Communal garden included. Street parking available. Located a short walk from Westcliff c2c Station. Call our lettings team for further details or to arrange an accompanied viewing.

Lounge kitchen 12'3 x 11'10 Bedroom 12'4 x 10'9 Bathroom 5'5 x 5'2











	Current	Potentia
Very energy efficient - lower running costs		
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Not energy efficient - higher running costs		

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AGENTS NOTES: Appointmoor 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 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 APPOINTMOOR ESTATES ONLY