



TO LET

Glendale Gardens, Leigh-On-Sea SS9 2BA

£1,500 PCM Deposit Required - £1,730 Council Tax Band - C

- Two Bedroom Apartment
- First Floor
- En-Suite Bathroom To Main Bedroom
- Spacious Living Room
- Brand New Bathroom
- Close To Leigh Broadway
- Double Glazed
- Allocated Off Street Parking
- Available Immediately
- Call Now To Arrange A Viewing

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Description

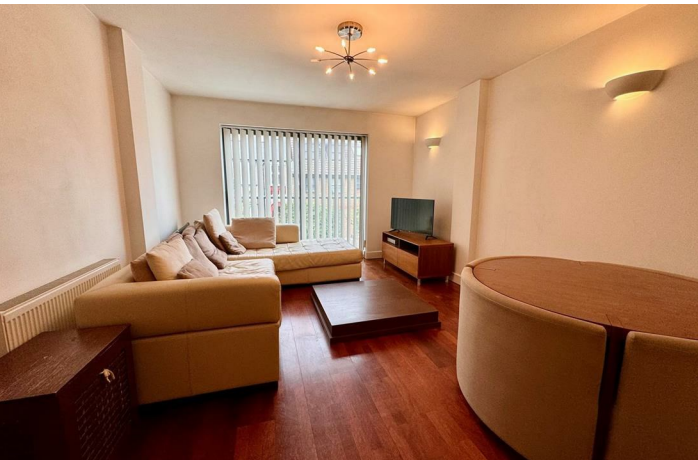
Appointmoor Estates are very pleased to offer for let this attractive two bedroom apartment, with off road parking to the rear and located in a sought after area within easy access of the fashionable Leigh Broadway.

The property has a modern and charming feel throughout and is in very good order. It consists of a tidy communal area, secure Entryphone system, reception hall, a good size lounge and open plan kitchen with appliances, two double

bedrooms, Ensuite to the spacious master bedroom and separate BRAND NEW bathroom.

The property further benefits from gas central heating (n/t) and double glazing.

Conveniently located for commuters to the City with Leigh c2c mainline train station being easily accessible. Available now. Call our lettings team to view.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F		75	79
(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		76	81
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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 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 APPOINTMOOR ESTATES ONLY**