



TO LET

**Clarence Road,
Benfleet SS7 1DF**

£2,500 PCM Deposit Required - £2,884 Council Tax Band - D

- Three /Four Bedroom Property
- Chalet Bungalow
- Sought After Location
- Gated Extensive Driveway
- Large Garden To Rear With Patio Area
- Additional Shed/Office Area
- Stones Throw To Local School
- Double Glazed Throughout
- Fully Tiled Bathroom
- Call Now To Arrange Viewing

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Description

Nestled on Clarence Road in the charming town of Benfleet, this property offers a perfect blend of comfort and convenience. The property offers three/four well-proportioned bedrooms, providing ample space for relaxation and rest. The living room is a welcoming area, perfect for entertaining guests or enjoying quiet evenings with family. Additionally, the property includes a versatile office or snug on the first floor, which can be tailored to suit your needs, whether as a workspace or a cosy reading nook.

The bathroom is thoughtfully designed and fully tiled, ensuring both functionality and comfort which benefits from a shower over the bath. Externally, the large driveway offers plenty of parking space, a valuable asset in this desirable location. For those who enjoy outdoor leisure, the property is enhanced by a luxurious jacuzzi to the rear, providing a perfect spot to unwind after a long day.

One of the standout features of this property is its proximity to local amenities, including a school just a stone's throw away, making it an excellent choice for families with children.

In summary, this charming bungalow on Clarence Road presents a wonderful opportunity to acquire a comfortable home in a sought-after area of Benfleet. With its spacious layout, outdoor amenities, and convenient location. Don't miss the chance to view this sought after property.



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		
(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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