

SCOTT &
STAPLETON

ROYAL MEWS
Southend-On-Sea, SS1 1GL
£1,100 PCM





ROYAL MEWS

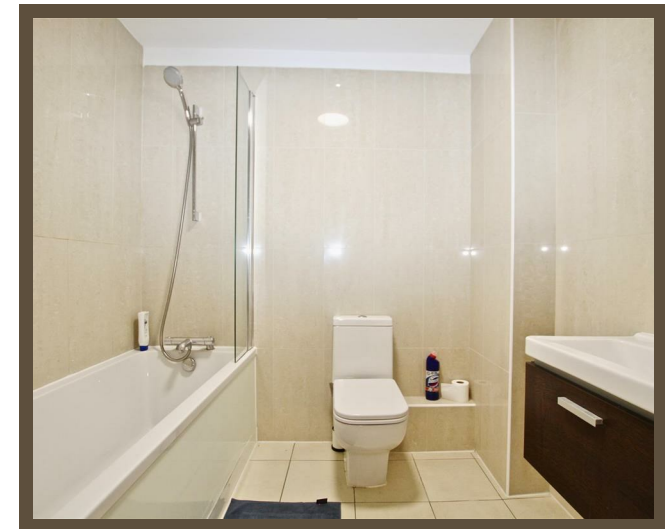
SOUTHEND-ON-SEA, SS1 1GL

£1,100

pcm

Scott and Stapleton are delighted to offer to the rental market this third floor two double bedroom modern apartment in central Southend City location, therefore close to Southend C2C mainline train station and city centre/esplanade. Benefitting from Juliet balcony, modern open plan living/kitchen with integrated appliances, ensuite to master. Offered unfurnished and available early June.

Please note- due to Southend Council Licensing criteria, the property is only suitable for single occupancy, or a maximum of two people.



Hallway

Open plan living room/ kitchen

4.761 x 4.286 (15'7" x 14'0")

Master bedroom

3.218 x 3.153 (10'6" x 10'4")

Ensuite

1.582 x 0.906 (5'2" x 2'11")

Bedroom two

3.607 x 2.774 (11'10" x 9'1")

Bathroom

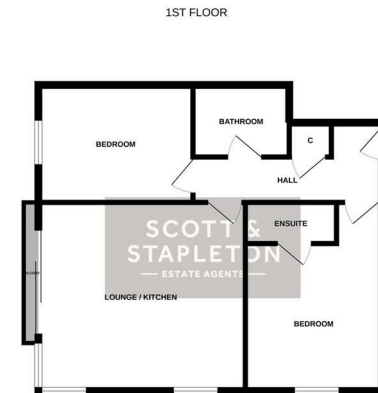
2.193 x 1.768 (7'2" x 5'9")

Note RE Balcony

Please note, the balconies in this development are due to be replaced. Access to the balconies are prohibited until further notice

Note Re occupancy

Please note- due to Southend Council Licensing criteria, the property is only suitable for single occupancy, or a maximum of two people (one to each bedroom)



Energy Efficiency Rating and Environmental Impact (CO₂) Rating are based on the Energy Performance Certificate (EPC) and Environmental Impact (CO₂) Rating Report for this property. The ratings are based on the current state of the property and are not a guarantee of performance. The ratings are based on the current state of the property and are not a guarantee of performance. The ratings are based on the current state of the property and are not a guarantee of performance.

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	