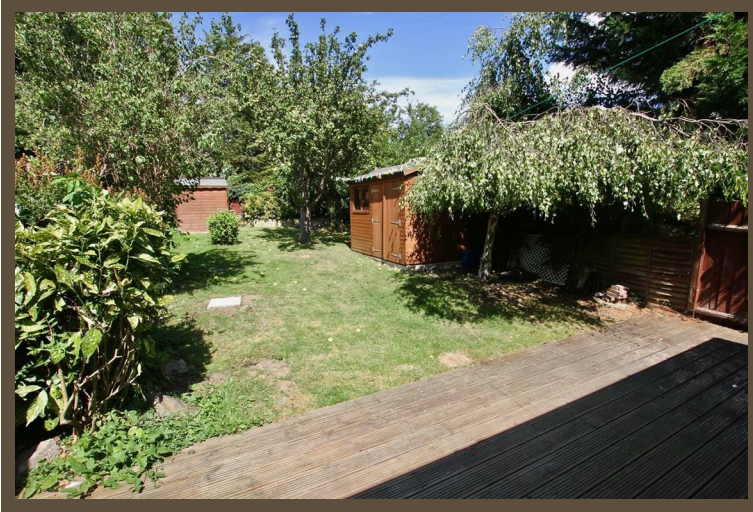


SCOTT &  
STAPLETON

BONCHURCH AVENUE  
Leigh On Sea, SS9 3AR  
£1,750 PCM







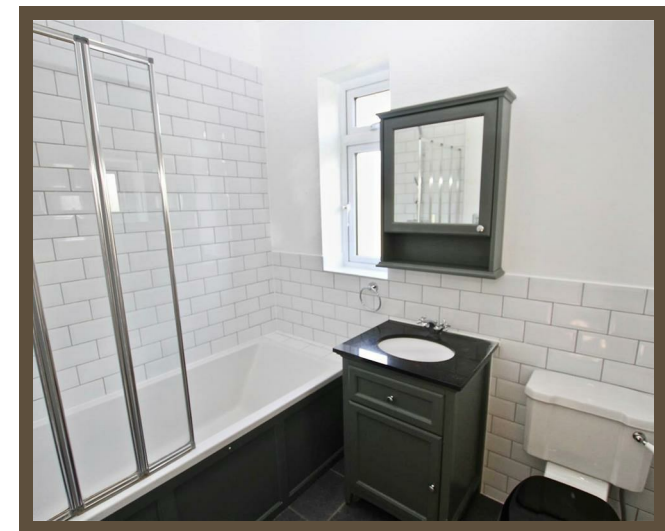
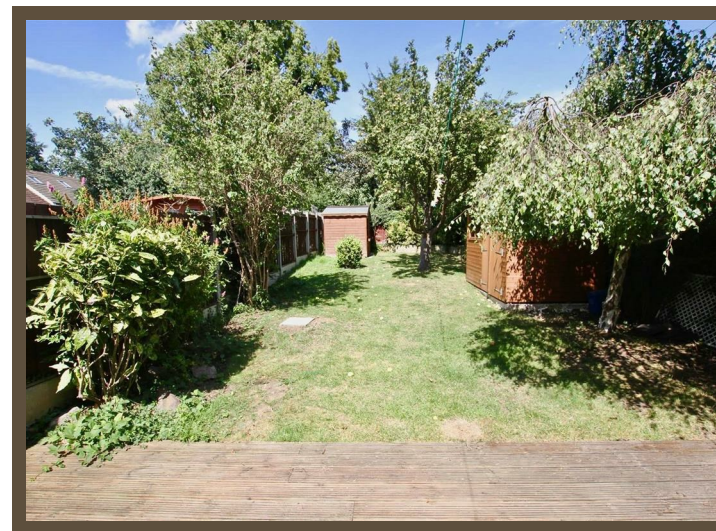
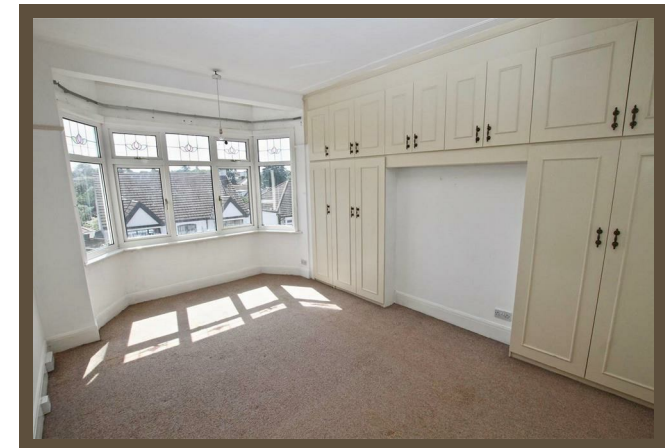
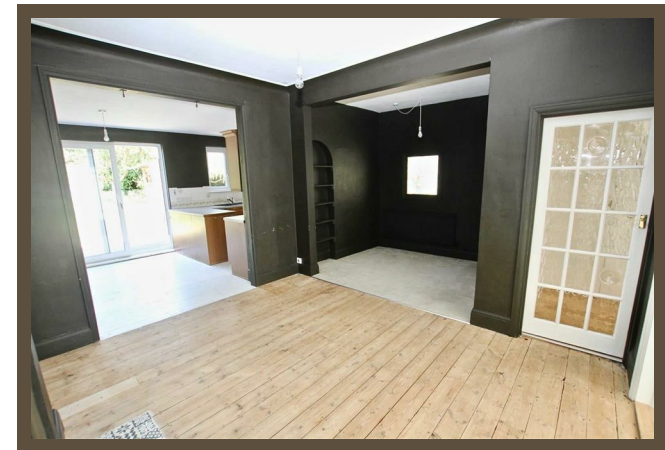
## **BONCHURCH AVENUE**

LEIGH ON SEA, SS9 3AR

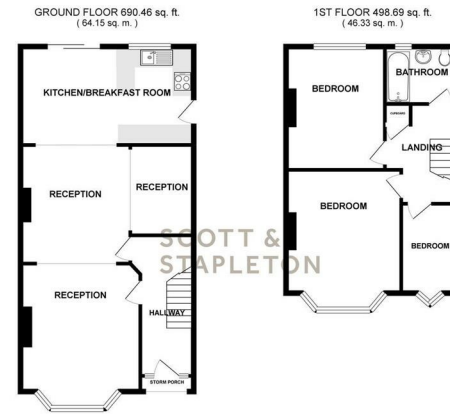
**£1,750**

**pcm**

Scott & Stapleton are very pleased to offer to the rental market this delightful, extended and deceptively spacious three bedroom semi detached house, with unusually large, open plan ground floor living accommodation, good sized rear garden, two double bedrooms, further single & modern family bathroom. Situated in popular location. Available from early June on an unfurnished basis.







SCOTT & STAPLETON

TOTAL FLOOR AREA: 1189.15 sq. ft. (110.48 sq. m.) approx.  
 \*Based on floor area measurements taken on 20/01/2015. All measurements are approximate and should not be used for legal purposes. For more information, please contact the agent.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			82
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		57	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		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) A			74
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		43	
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	