

**SCOTT &  
STAPLETON**

**WEST ROAD**  
Westcliff-On-Sea, SS0 9DD  
**£850 Per Month**





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Scott and Stapleton are pleased to introduce this modern HMO based in the heart of Westcliff.

Leaving the tired opinions of co living multi room properties behind Spaces present these amazing rooms to rent in a traditional Victorian house within easy reach of Southend City centre.

The property has been completely refurbished and redeveloped to an extremely high standard and benefits from communal facilities including a very spacious, newly fitted kitchen with integrated appliances plus dining areas & Dining area with TV.

Each room has been newly redecorated and carpeted whilst benefitting from newly installed modern furniture including new beds & mattresses. There is also a luxury fitted shower room for each room with modern fittings.



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO<sub>2</sub> emissions</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not environmentally friendly - higher CO<sub>2</sub> emissions</i>		
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