



\* TO REQUEST A VIEWING, PLEASE ENQUIRE ONLINE VIA RIGHTMOVE BY CLICKING EMAIL AGENT \* Bear Lettings are proud to bring to the market this fantastic three bedroom terraced house! Bourne Close is a quaint walkway located in the heart of Laindon, within walking distance of local shops, local schools, bus routes and the popular Victoria Park! The home is 1.6 miles from Laindon Railway Station and an even shorter drive to A127, perfect for commuters.

- Kitchen (16'10 x 7'6)
- Ground Floor WC
- Bedroom 2 (11'5 x 6'2)
- First Floor WC
- South-West Facing Rear Garden
- Lounge (14'4 x 15'5) max
- Bedroom 1 (11'5 x 10'10)
- Bedroom 3 (11'5 x 6'0)
- Shower Room
- Quaint Walkway

## Bourne Close

Laindon

**£1,750 Per Month**

Per Month





# Bourne Close



Internally, this gorgeous home begins with a porch which leads through to an entrance hall. Adjoining the porch is a ground floor WC whilst the entrance hall hosts the stairs and a large storage cupboard. The kitchen is incredibly spacious, boasting an array of cupboards, plenty of surface space and a door into the rear garden. The lounge is equally impressive with two windows maximising the intake of natural light. There are also a further two storage cupboards, completing the ground floor layout.

Upstairs hosts three bedrooms across the back of the property with the master bedroom benefitting from large built in wardrobe. There is a shower room with a sink and a separate WC with toilet a further sink. The airing cupboard is also a handy space and finalises the upstairs floorplan.

The garden is SOUTH-WEST facing and low-maintenance! There is an initial decking area that leads onto artificial turf. The garden also benefits from a rear access gate and a large shed for storage.

These homes are incredibly popular when they come available and we do not anticipate this home remaining for sale for long. Call us today to organise your viewing and see all that is on offer!

Council Tax Band: C (£1908.72 pa)

## **Quaint Walkway**

### **Porch**

### **Entrance Hallway**

### **Kitchen (16'10 x 7'6)**

### **Lounge (14'4 x 15'5) max**

### **Ground Floor WC**

### **Ample Storage**

### **Bedroom 1 (11'5 x 10'10)**

### **Built in Wardrobes**

### **Bedroom 2 (11'5 x 6'2)**

### **Bedroom 3 (11'5 x 6'0)**

### **First Floor WC**

### **Shower Room**

### **Airing Cupboard**

### **South-West Facing Rear Garden**



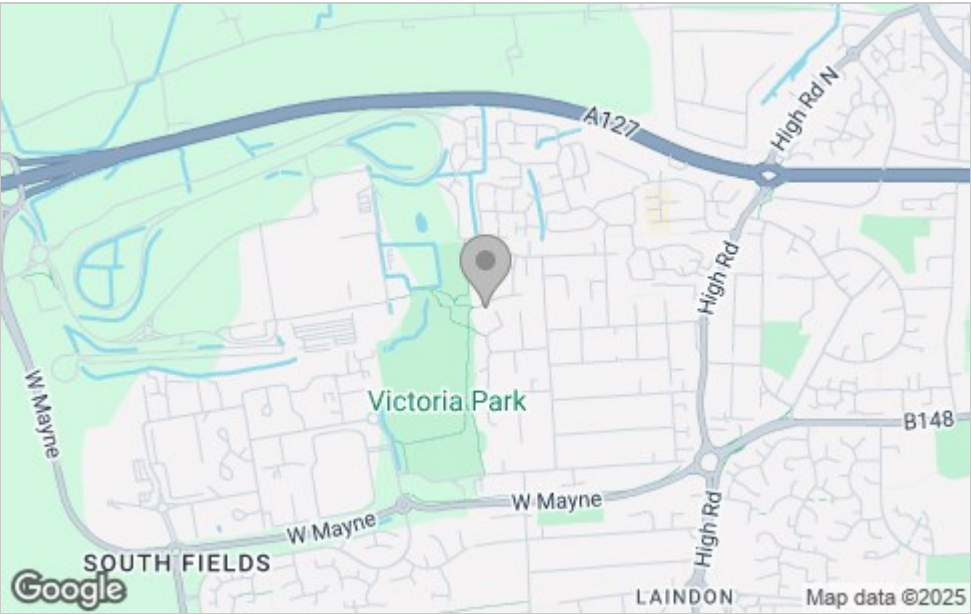




Floor Plan



Area Map



Viewing

Please contact our Southend-on-Sea Office on 01702 899 780 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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Energy Efficiency Graph

