



Connells

York Road
Rayleigh



Property Description

Well presented two double bedroom ground floor maisonette, benefiting from, double glazed entrance porch way, feature lounge/dining room, spacious fitted kitchen, two double bedrooms, fitted shower room, attractive frontage, private rear enclosed garden. Ideal First Time Buy, No Chain.

Entrance Porch

Access via double glazed door. Double glazed windows.

Lounge / Diner

15' 6" x 14' 8" (4.72m x 4.47m)

Double glazed front door. Double glazed window to front. Feature fireplace. Radiator.

Wet Room

Double glazed window to side. Three piece suite comprising of shower, wash hand basin and low level flush W.C.

Kitchen

12' 7" x 8' 8" (3.84m x 2.64m)

Double glazed window to side. Kitchen is fitted with a range of wall mounted and base units, finished with worksurfaces, inset with sink/drain unit. Integrated oven and hob with extractor over. Integrated fridge & Freezer. Space and plumbing for other appliances. Combi boiler. Radiator.

Bedroom One

11' 10" x 9' 6" (3.61m x 2.90m)

Double glazed window. Radiator.

Bedroom Two

13' 6" x 8' 9" (4.11m x 2.67m)

Double glazed French doors giving access to garden. Two built in cupboards. Radiator.

Front Garden

To the front of the property is a communal lawned garden.

Rear Garden

The private, enclosed rear garden is mainly laid to lawn. There is a garden shed which we understand is to remain.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

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directions to this property:

Sat Nav: SS6 8SA

EPC Rating: C

Tenure: Leasehold

view this property online connells.co.uk/Property/RAY308223

This is a Leasehold property with details as follows; Term of Lease 999 years from 24 Jun 1964. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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