

**High Street, Brightlingsea,
CO7 0AG**

Monthly Rental Of £800.00

Town & Country
residential sales and lettings



9 Osbornes Court, Victoria Place, Brightlingsea, Essex. CO7 0EB

Phone: 01206 302288

email: lettings@townandcountryresidential.co.uk

www.townandcountryresidential.co.uk



- IDEAL LOCATION CLOSE TO TOWN
- RECENTLY DECORATED
- LOUNGE
- FITTED KITCHEN
- EN-SUITE SHOWER ROOM
- COAL BURNER
- KITCHEN APPLIANCES SUPPLIED
- DOUBLE GLAZING
- DEPOSIT REQUIRED
- AVAILABLE IMMEDIATELY

**** RECENTLY DECORATED ****

This 1 bed, first floor flat, is located in an ideal position, within walking distance to both the Town Centre and Marina. The recently decorated accommodation features a lounge, fitted kitchen, double bedroom with an en-suite. This flat can either be let furnished or un-furnished.

**** AVAILABLE IMMEDIATELY ****

Holding deposit equal to 1 weeks rent

Tenancy deposit equal to 5 weeks rent

Guarantor if required

No pets

Non-smokers only

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The accommodation with approximate room sizes are as follows:

KITCHEN/LOUNGE

12' 3" x 11' 4" (3.73m x 3.45m)

Open plan kitchen - lounge. Kitchen - window to front, contemporary fitted kitchen with matching wall and base units, electric oven and hob with extractor, washer/dryer, fridge freezer, single stainless steel sink with drainer and mixer tap, laminate flooring and spot lights. Lounge - roof light, carpet, cast iron coal burner, infra red panel heater, spot lights

BEDROOM

8' 8" x 8' 10" (2.64m x 2.69m)

Window to front, carpet, spot lights, infra red panel heater

EN-SUITE

3' 3" x 7' 11" (0.99m x 2.41m)

Window to rear, laminate flooring, spot lights, electric shower with shower enclosure, pedestal wash hand basin, low level W.C.