

# COUNTRYSIDE

## ESTATES



**21 Bradley Court, Long Road, Canvey Island, SS8 0JA**  
**£850 PCM**

Countryside Estates are pleased to offer this one bedroom second floor apartment located in central Canvey. Set within walking distance to the High Street shopping facilities and a short journey to the sea front. Comprising of a lounge with modern kitchen, large bedroom and modern bathroom suite. There communal parking for one vehicle with a key fob barrier and secure entry system for the building. Available immediately!

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Lounge

Lounge - 15'02 x 8'07 - Spacious living area with double glazed window to side aspect, smooth paint walls and ceiling, power points, carpet, wall mounted electric heater.

Kitchen

Kitchen - 8'04 x 5'07 - Fitted range of eye and base level units with laminate worktops, inset stainless steel single drainer sink unit, inset four ring electric hob with extractor fan over, integrated oven, partially tiled walls, and power points.

Bedroom

Bedroom10'0 x 10'0 - Double glazed window to rear aspect, carpet, wall mounted electric heater and power points.

Bathroom

Bathroom - 7'04 x 5'11 - White suite comprising of a close coupled W.C, pedestal sink with chrome mixer tap, panelled bath with chrome mixer tap and chrome handheld shower, partially tiled walls, wall mounted electric heater and extractor fan.

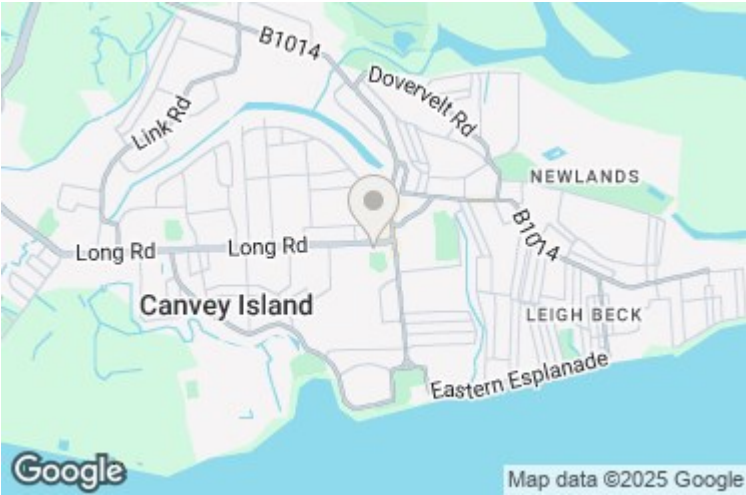
Council Tax Band A / EPC Band C / Full Referencing Required / Available Immediately /

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(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 CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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Not environmentally friendly - higher CO2 emissions		
England & Wales	EU Directive 2002/91/EC	



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