

RESIDENTIAL SALES
LETTINGS & PROPERTY
MANAGEMENT

COWLING
& PAYNE



Market Avenue, Wickford
£1,500 Per Calendar Month

**** CPO9436 ONLINE ENQUIRIES ONLY **** COWLING AND PAYNE ARE PLEASED TO OFFER THIS GOOD SIZED THREE-BEDROOM FAMILY HOME. THE PROPERTY IS ADVANTAGEOUSLY LOCATED IN A CENTRAL LOCATION, WITHIN A STONE'S THROW OF 'WICKFORD'S' MAINLINE STATION NEARBY SCHOOLS AND HIGH STREET FACILITIES.

AS YOU ENTER THE PROPERTY, YOU ARE GREETED BY A RECEPTION HALLWAY WHICH LEADS TO A SPACIOUS LIVING ROOM. TO THE REAR GROUND FLOOR OF THE PROPERTY, THERE IS A GOOD SIZED AND OPEN PLANNED MODERN KITCHEN WITH DINING AREA, BENEFITING FROM FRENCH DOORS WHICH LEAD DIRECTLY TO THE PRIVATE REAR GARDEN.

TO THE FIRST FLOOR OF THE PROPERTY, WE HOPE YOU WILL BE DELIGHTED TO FIND, THREE GOOD SIZED BEDROOMS AND A MODERN BATHROOM.

THE PROPERTY ADDITIONALLY BENEFITS FROM A PRIVATE REAR GARDEN AND THE CONVENIENCE OF OFF-STREET PARKING TO A DEDICATED FRONT DRIVEWAY.

AVAILABLE MAY 2026
ENERGY PERFORMANCE RATING 'D'
COUNCIL TAX BAND 'C'



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	62	
(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 ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC

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