

16 Victoria Place, Brightlingsea, Essex, CO7 0BX

Telephone: 01206 302639 Fax: 01206 302874

E-mail: info@lucasestates.com Website: www.lucasestates.com



**73 CAMPERNELL CLOSE, BRIGHTLINGSEA, ESSEX
A 2 BEDROOM SECOND FLOOR FLAT TO BE LET UNFURNISHED
AT £850 PER CALENDAR MONTH (EXCLUSIVE)**

* LOUNGE 14' X 13'	* BATHROOM/W.C.	*
* KITCHEN 11'2" X 6'4" INC. WASHING MACHINE, HOB & OVEN		*
* BEDROOM 1. 12'2" X 9'9"	* BEDROOM 2. 10'6" X 6'4"	*
* COUNCIL TAX BAND A	* ELECTRIC HEATING	*
* DOUBLE GLAZED WINDOWS	* PARKING	*

RENTAL: THE PROPERTY WILL BE LET ON A 12 MONTH SHORT HOLD TENANCY AT A RENTAL OF £850 PER CALENDAR MONTH (EXCLUSIVE) PAYABLE IN ADVANCE. £980 DEPOSIT REQUIRED

NOTE: NO PETS NO SMOKERS

VIEWING: BY APPOINTMENT THROUGH LUCAS ESTATE AGENTS

ESTABLISHED 1935

Property Misdescription Act

- 1) The seller has agreed that these particulars are correct and accurate description of their property. However, if there is any point which is of particular importance to you. Please contact the office and we will be pleased to check the information for you – particularly if contemplating traveling some distance to view the property.
- 2) These particulars are a general guide only to the property and do not form a part of any contract between buyer and seller.
- 3) Intending purchasers should not rely on these particulars as statement of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.
- 4) No one in our employ has any authority to make any representation or warranty in relation to this property.

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