

Two Bedroom End Terrace House For Rent - **Monthly Rental Of £1,300**

**Southchurch Road, Southend-On-Sea SS1 2PH**



## KEY FEATURES

- 2 Bedroom End Terrace House
- Quiet Set Back Location
- Close To C2C Line
- Close To Local Shops
- Close To Local Schools
- Private Garden
- Gas Central Heating
- Open Plan Lounge Kitchen Diner
- Modern Bathroom
- Available Now!

## Description

Two Bedroom, end of terrace house! Belle Vue are happy to welcome this modern family home to the rental market. Situated within the highly sought after Southchurch Village, this home is conveniently located just a walk away from popular shops, travel routes and eateries, with Southend City Center and Southend Seafront just a short drive away. Boasting a modern, open plan lounge diner, two well sized bedrooms, a three piece bathroom and downstairs W/C, this property benefits from a spacious garden area for all the family to enjoy quality time together. Complete with double glazing and gas central heating, viewings are available now!

## Accommodation

### **Kitchen/Lounge** 23' 6" x 9' 6" (7.16m x 2.89m)

Double glazed window to front, good range of fitted units with white doors and drawer fronts, complimentary work surfaces, built in oven with hob and extractor over, splash tiling, wall mounted gas fired combination central heating boiler, door to cloakroom/wc, built in understair cupboard with plumbing for automatic washing machine, open plan to Lounge Area: Double glazed patio doors to rear garden, two radiators, stairs to first floor.

### **Downstairs W/C** 2' 8" x 7' 10" (0.81m x 2.39m)

On the ground floor, there is a downstairs W/C. With a double glazed window to front, this suite is comprised of a low level W/C, hand basin and radiator.

### **Landing**

Access to loft.

### **Bedroom One** 12' 6" x 8' 0" (3.81m x 2.44m)

From the landing, there is the master bedroom. With a double glazed windows to front elevation, this space is complete with a fitted radiator, carpet flooring and painted walls.

### **Bedroom Two** 7' 11" x 12' 5" (2.41m x 3.78m)

Accessed from the landing, there is a secondary bedroom. Finished with carpet flooring, painted walls, two double glazed windows and a fitted radiator.

### **Bathroom**

Fully tiled to walls and floor, white suite comprising low level wc, hand basin, and panelled bath with shower attachment over, towel radiator.

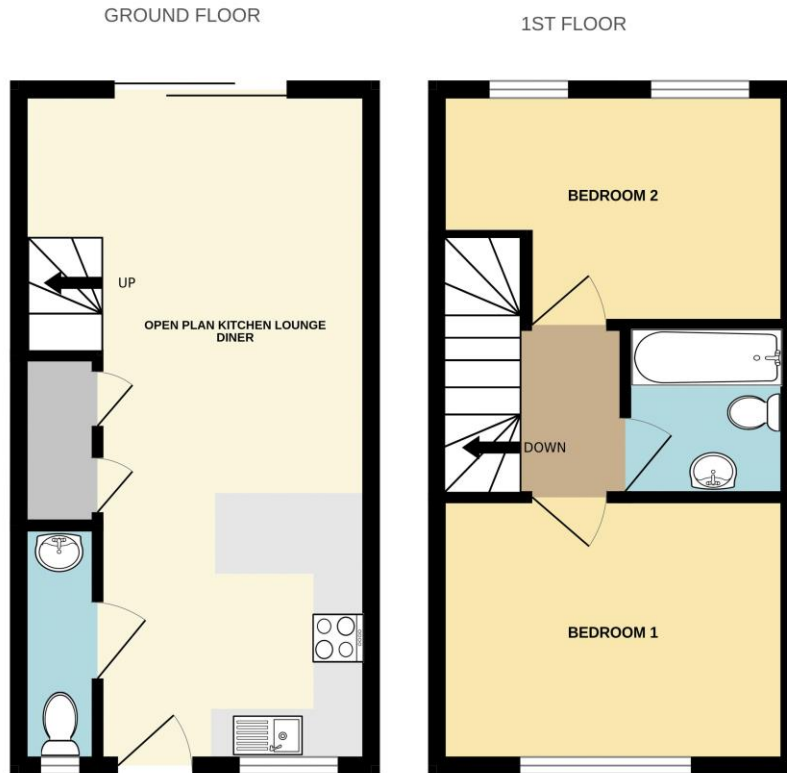
### **Garden**

Main patio area with shingle to the remainder.



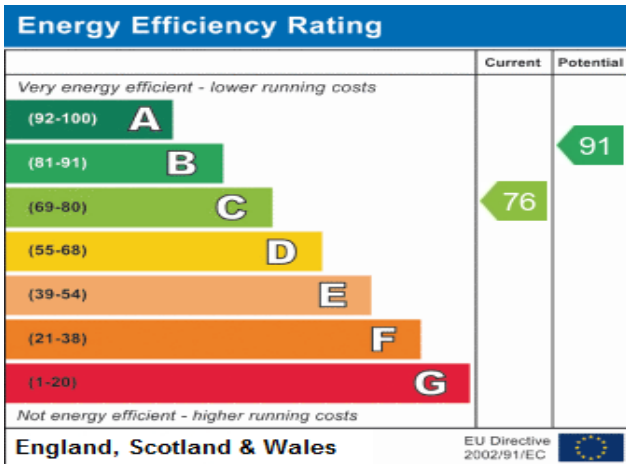


# Floorplan



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## EPC Graph & Additional Information



Address:  
Southchurch Road, Southend-on-Sea

Tax Band for this property is: **B**  
EPC rating for this property is: **C**  
Tenure of the property is: **Freehold**

**If Leasehold**, the remaining lease term is approximately: years.

For more detailed enquiries regarding the ground rent, maintenance costs, etc. please telephone our office.



## Disclaimer

Whilst every effort is made to ensure that the information provided in these particulars is accurate, customers should view such information, including descriptions, room sizes & photos, purely as a guide and should not be relied upon. All appliances are untested. Items shown in the photos are not necessarily included with the property.