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today on 01268 777400



# OFF-MARKET OPPORTUNITY

A 2 BEDROOM PROPERTY  
IN RAYLEIGH WITH  
GREAT POTENTIAL!

- ✓ 2 BEDROOMS
- ✓ IDEAL FIRST HOME OR INVESTMENT

**ASPIRE**  
EXCELLENT POTENTIAL TO ADD VALUE



## Stirling Close, Rayleigh Offers over £290,000

Aspire are pleased to present this two bedroom end of terrace home, offering fantastic potential for buyers looking to put their own stamp on a property.

Requiring cosmetic improvement throughout, the home provides a great blank canvas and is ideal for first time buyers, investors or those looking for a property they can modernise to their own taste.

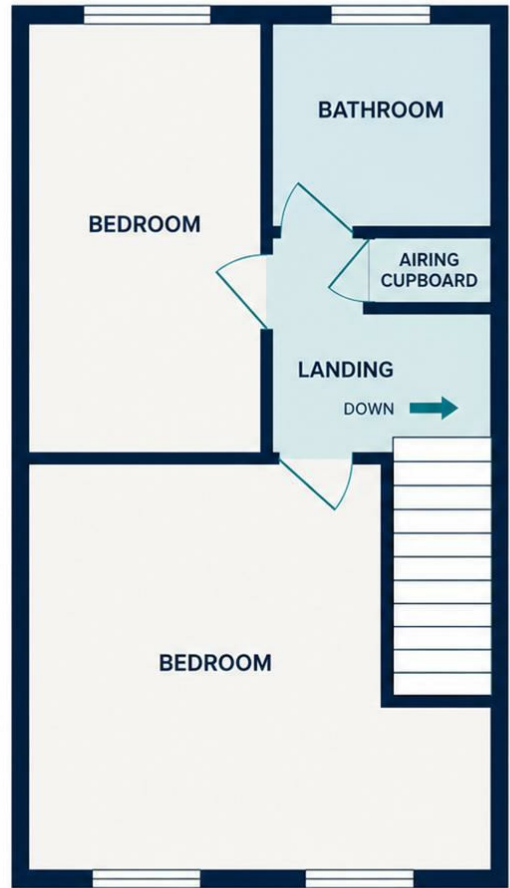
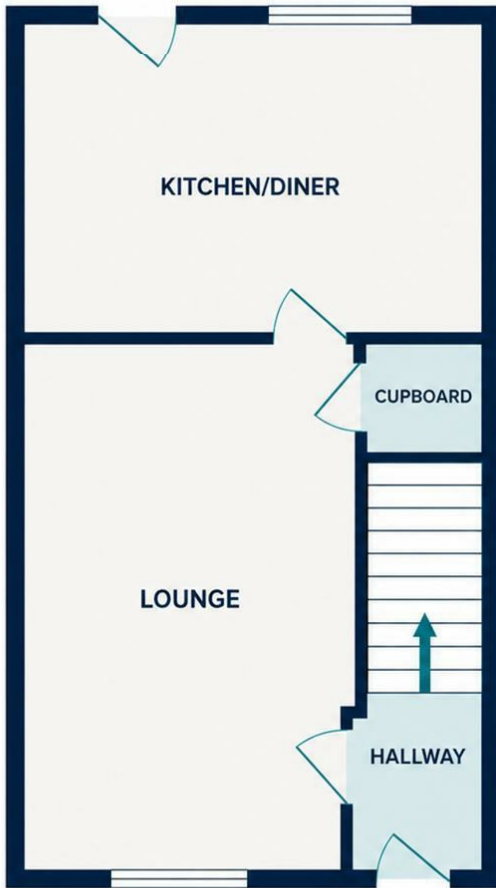
The accommodation includes a lounge, kitchen/diner, two double bedrooms and a family bathroom. Externally, the property benefits from a rear garden and off-street parking.

Positioned close to local schools, amenities and transport links, this home offers convenience as well as potential.

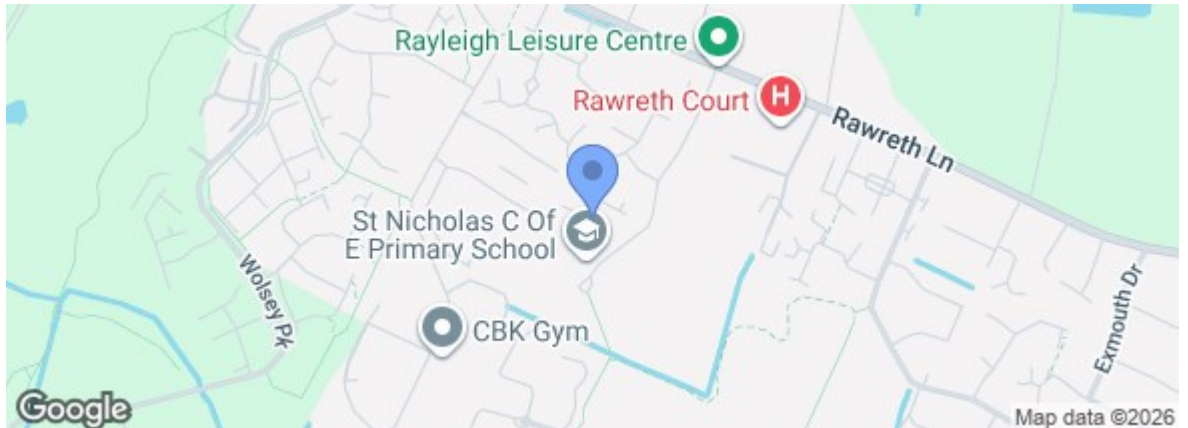
Please enquire for further details or to arrange a viewing.

[www.aspireestateagents.co.uk](http://www.aspireestateagents.co.uk)





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



Under the Property Misdescriptions Act 1991 we make every effort to ensure our sales details are accurate but they are a general outline and do not constitute any part of an offer or contract. Any services, equipment and fittings have not been tested and no warranty can be given as to their condition. We strongly recommend that all the information provided be verified by your advisors and in particular, measurements required for a specific purpose such as fitted furniture or carpets. Please tell us if you have any problems and members of our branches will help either over the phone or in person. A copy of our complaints procedure is available on request. The details are issued on the strict understanding that any negotiations in respect of the property named herein are conducted through Aspire Estate Agents.