



# TMS

## ESTATE AGENTS



### 1b Cecil Avenue, Barking, IG11 9TA

**£2,050 Per Month**



- 3 BEDROOM APARTMENT
- LONG TERM LET
- COUNCIL TAX - B / EPC - C
- ACCESS TO LONDON VIA UNDERGROUND
- AVAILABLE IMMEDIATELY

- SOUGHT AFTER LOCATION
- UNFURNISHED
- CLOSE TO LOCAL AMENITIES
- PRIMARY & SECONDARY SCHOOL CATCHMENTS



3 BEDROOM APARTMENT IN THE HEART OF BARKING ~ AVAILABLE IMMEDIATELY

TMS ESTATE AGENTS are delighted to offer to the market this 3 bedroom apartment in the heart of Barking. The property offers a lounge through kitchen area, 3 bedrooms and a family bathroom.

The water bill for this property is included in the rental figure.

Close to local amenities, Barking Town Centre and primary and secondary schools. Public transport is only a short distance away, with the London Underground and regular bus services available for travel in and around London.

The property is offered on a long term basis and is unfurnished, 1 small pet may be considered.

Council Tax Band - B / EPC - C / DEPOSIT 5 Weeks Rent £2365.35 / Holding Deposit £473.07.

For broadband speeds and phone coverage. please check through checker.ofcom.org.uk

APPLICANTS WILL BE REQUIRED TO SHOW A MINIMUM TOTAL INCOME OF £61,500 PER ANNUM TO SHOW AFFORDABILITY FOR THIS PROPERTY AND GUARANTORS WILL BE REQUIRED TO SHOW A MINIMUM TOTAL INCOME OF £73,800.

Available Immediately, Call TMS ESTATE AGENTS today to book your accompanied viewing.

EXTERIOR

LOUNGE 15 x 12 (4.57m x 3.66m)

KITCHEN 13 x 7 (3.96m x 2.13m)

BEDROOM 1 (LOFT) 16 x 10 (4.88m x 3.05m)

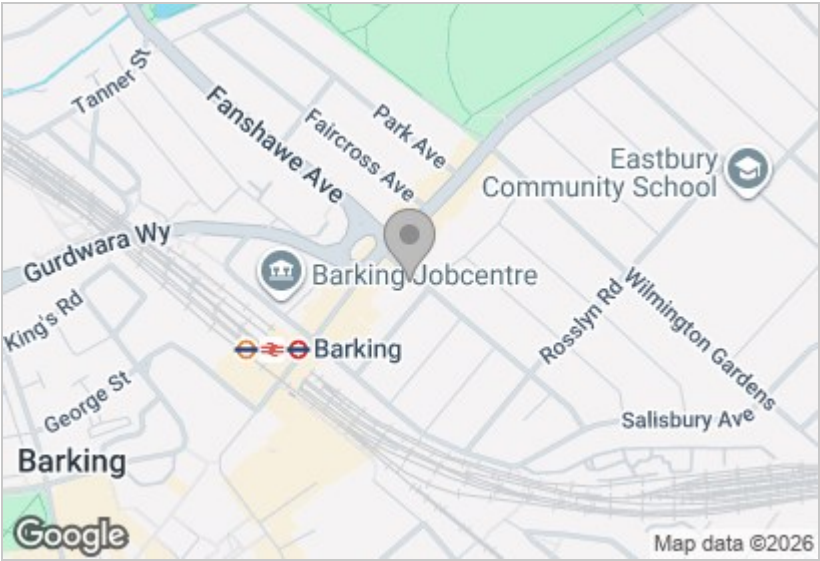
BEDROOM 2 13 x 9 (3.96m x 2.74m)

BEDROOM 3 8 x 5 (2.44m x 1.52m)

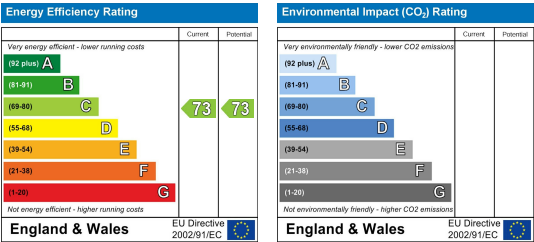
BATHROOM 6 x 5 (1.83m x 1.52m)



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.