

**Francis Street, Brightlingsea,  
CO7 0DG  
Monthly Rental Of £1,025.00**



9 Osbornes Court, Victoria Place, Brightlingsea, Essex. CO7 0EB  
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- **TWO DOUBLE BEDROOMS**
- **LOUNGE**
- **SEPARATE DINING ROOM**
- **GALLEY KITCHEN**
- **FAMILY BATHROOM**
- **REAR GARDEN with SIDE ACCESS**
- **GAS CENTRAL HEATING**
- **CLOSE TO TOWN CENTRE & MARINA**
- **DEPOSIT REQUIRED**
- **AVAILABLE FROM 17th JULY**

**\*\* TWO DOUBLE BEDROOMS \*\***

This quaint cottage is situated just minutes walk from both the High Street and Marina areas of Brightlingsea. The accommodation includes a lounge and separate dining room, galley kitchen, two bedrooms, family bathroom and a rear garden.

**\* AVAILABLE FROM 17th JULY \***

Holding deposit equal to 1 weeks rent

Tenancy deposit equal to 5 weeks rent

Guarantor may be required

Non-smokers only

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The accommodation with approximate room sizes are as follows:

### **LOUNGE**

11' 2" x 12' 6" (3.40m x 3.81m)

Window to front, laminate flooring, centre light, radiator, feature fire place

### **DINING ROOM**

8' 1" x 10' 1" (2.46m x 3.07m)

Laminate flooring, centre light, radiator, two storage cupboards, stairs to first floor

### **KITCHEN**

6' 0" x 8' 0" (1.83m x 2.44m)

Door to side, window to rear, laminate flooring, centre light, radiator, fitted cupboards with integrated sink, electric oven and hob, space for washing machine & dishwasher

### **FAMILY BATHROOM**

10' 0" x 4' 1" (3.05m x 1.24m)

Obscured window to side, laminate flooring, centre lights, radiator, panelled bath with shower over, low level WC, vanity unit

### **BEDROOM ONE**

10' 9" x 14' 4" (3.27m x 4.37m)

Window to front, carpet, centre light, radiator

### **BEDROOM TWO**

8' 0" x 9' 11" (2.44m x 3.02m)

Window to rear, carpet, centre light, radiator



## OUTSIDE

Garden to rear with side access, artificial grass, hardstanding and seating area