

Two Bedroom Semi Detached House For Rent - **Monthly Rental Of £1,450**

Waking Road, Shoeburyness, SS3 9TW



KEY FEATURES

- **Two Bedrooms**
- **Modern Bathroom**
- **Spacious Lounge**
- **Equipped Kitchen**
- **Recently Redecorated**
- **Garage**
- **Off Street Parking**
- **Double Glazing**
- **Impressively Sized Rear Garden**
- **Available Now!**

Description

Two Bedroom, Semi Detached House! Belle Vue are happy to welcome this recently redecorated property to the rental market. Situated within a tranquil area of Shoeburyness, local to popular shops, transport routes and schools, this property offers spacious, family oriented living with a bright kitchen, equipped with ample storage, a generously sized lounge and well sized garden, allowing ideal spaces for hosting friends and family alike. The first floor provides two bedrooms as well as a modern, three piece bathroom. Complete with gas central heating and double glazing throughout, this home is enviable for its off street parking as well as access to a sizable garage for additional storage or to serve as a workshop space. Early viewings are advised! Available now!

Accommodation

Porch

Accessed at the front of the property, you will find a porch area for added security. From here, there is a uPVC front door that leads into the entrance hallway.

Entrance Hallway

From the porch, you are welcomed into the entrance hallway. With carpet flooring and painted walls, this space is complete with a fitted radiator and has further doors leading to the garage, lounge and kitchen.

Kitchen 8' 11" x 8' 9" (2.72m x 2.66m)

Accessed from the entrance hallway, there is a kitchen area equipped with both eye level and low level units that houses amenities such as an oven and an inset sink with dryer unit. Complete with a fitted radiator, this space benefits from a double glazed window toward the side elevation, as well as a further door leading to the rear garden.

Lounge 10' 7" x 15' 2" (3.22m x 4.62m)

Accessed from the entrance hallway, there is a spacious family lounge area. Complete with carpet flooring and painted walls, this space is finished with a fitted radiator and a double glazed window towards the rear elevation to allow for ample natural light and views of the rear garden.

First Floor Landing

From the rising staircase, you are welcomed onto the first floor landing. With carpet flooring and painted walls, this space has further doors leading to the bedrooms and bathroom.

Bedroom One 16' 0" x 11' 10" (4.87m x 3.60m)

Accessed from the first floor landing, you are welcomed into the master bedroom. With carpet flooring and painted walls, this space is finished with a fitted radiator as well as dual aspect, double glazed windows towards the front elevation and the side elevation.

Bedroom Two 8' 4" x 7' 6" (2.54m x 2.28m)

Accessed from the first floor landing, there is a secondary bedroom. With carpet flooring and painted walls, this space is complete with a fitted radiator and a double glazed window towards the rear elevation.

Bathroom 8' 9" x 7' 3" (2.66m x 2.21m)

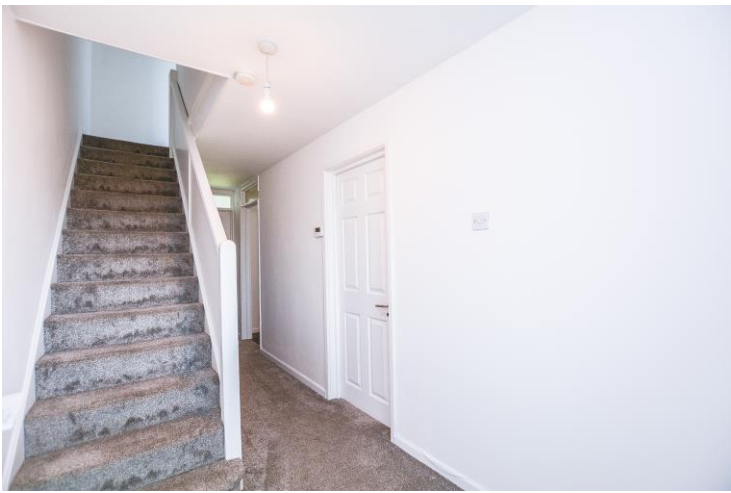
Accessed from the first floor landing, there is a three piece bathroom. Comprised of a low level W/C, a hand wash basin with vanity unit, paneled bath, wall mounted shower and shower screen, this space is complete with a fitted radiator, two double glazed windows towards the side elevation and a built in storage cupboard.

Garage 13' 9" x 9' 1" (4.19m x 2.77m)

Accessed from the entrance hallway, there is a garage for added storage space or potential to serve as a workshop area. This space is complete with an up and over door to the front elevation to allow access from the driveway.

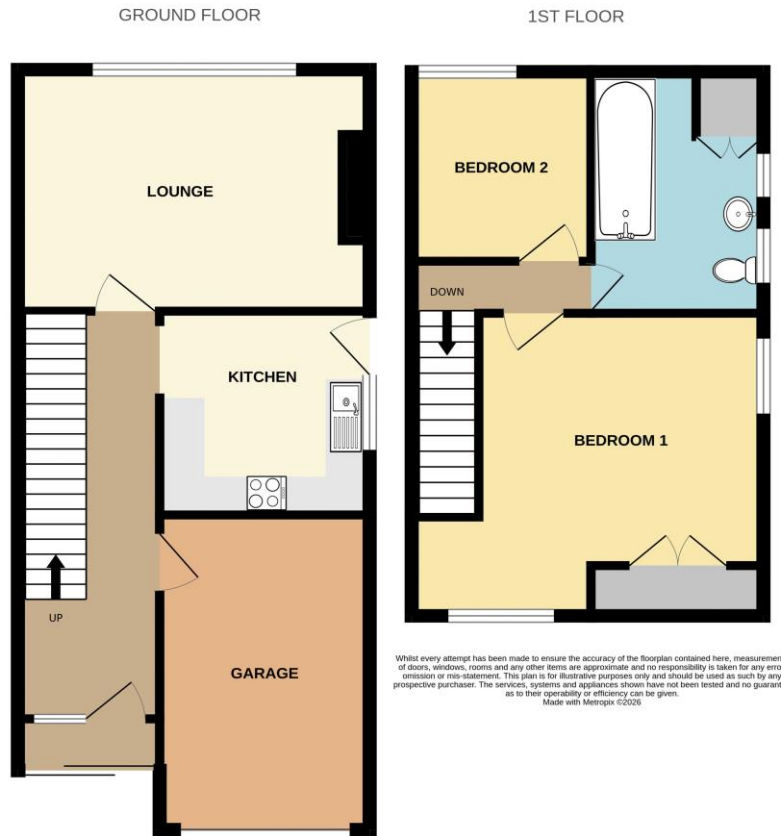
Off Street Parking

This property provides off street parking via a driveway.





Floorplan



EPC Graph & Additional Information

Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C		
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		

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



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.