



# TO LET

## St. Georges Drive, Westcliff-On-Sea SS0 0SS

£2,300 PCM Deposit Required - £2,653 Council Tax Band - D

- Spacious Four Bedroom Detached Family Home
- Free-Flowing Kitchen And Dining Area
- Stunning Light-Filled Conservatory
- Driveway Parking For Three Vehicles
- Modern Rustic Kitchen With Integrated Appliances
- Wrap-Around Rear Garden With Storage Sheds
- Quiet Road With Minimal Traffic
- Bay Windows Enhancing Natural Light
- Close To Prittlewell Station & Green Parks
- Close To Outstanding Grammar Schools

**Appointmoor Rental**  
72 The Ridgeway, Chalkwell, Westcliff, Essex, SS0 8NU  
T. 01702 719 966 W. [appointmoor.co.uk](http://appointmoor.co.uk)

**appointmoor**

# Description

This character-filled family home offers generous living space with a wonderful balance of charm and modern comfort. From the inviting bay-fronted lounge to the sociable kitchen, dining area, and light-filled conservatory, the interior is perfectly suited to family life, entertaining, and flexible modern living.

With driveway parking for three vehicles and generous garden, offering both space and storage, the exterior

complements the home beautifully. The white façade and brick boundary provide excellent kerb appeal, while the garden and conservatory create a seamless indoor-outdoor lifestyle.

Set on a quiet residential road, the location offers the perfect blend of tranquillity and convenience. Close to green spaces like Priory Park, outstanding schools, transport links at Prittlewell Station, leisure facilities, and coastal attractions just a short drive away, this is an ideal setting for families seeking both lifestyle and connectivity.



Energy Efficiency Rating	
	Potential
Very energy efficient - lower running costs	
(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>	<b>84</b>
(21-38) <b>F</b>	
(1-20) <b>G</b>	
Not energy efficient - higher running costs	
<b>51</b>	
EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating	
	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	
EU Directive 2002/91/EC	

**AGENTS NOTES:** Every care has been taken with the preparation of these particulars, but complete accuracy cannot be guaranteed. If there is any point, which is of particular importance to you, please obtain professional confirmation. Alternatively, we will be pleased to check the information for you. All measurements quoted are approximate. Floor plans are not to scale. The Fixtures, Fittings & Appliances have not been tested and therefore no guarantee can be given that they are in working order. Photographs are reproduced for general information, and it cannot be inferred that any item shown is included in the sale.

**VIEWINGS: BY APPOINTMENT ONLY**