



BRITISH
PROPERTY
AWARDS

2020 - 2021

★ ★ ★ ★ ★

GOLD WINNER

LETTING AGENT
IN LEIGH-ON-SEA



BRITISH
PROPERTY
AWARDS

2018-2019

★ ★ ★ ★ ★

GOLD WINNER

LETTING AGENT
IN LEIGH ON SEA



BRITISH
PROPERTY
AWARDS

2017

★ ★ ★ ★ ★

GOLD WINNER

ESTATE AGENT
IN LEIGH-ON-SEA



York Road, Southend on sea

TOWN CENTRE LOCATION: Castle Estate Agents are pleased to offer FOR RENT this 1 BEDROOM GROUND FLOOR apartment set in this excellent location within easy walking distance to LOCAL SHOPS, BARS, RESTAURANTS, ALL BUS ROUTES, SEA FRONT and STATION, this property has many benefits including NEW CARPETS.

- 1 Bedroom
- New kitchen
- Walk to station
- Walk to all bus routes
- Walk to sea front
- Ground floor
- Town centre location
- Walk to all shops
- New bathroom
- Double glazed

£725 PCM

Front aspect

Side entrance via Albert Road to own hardwood door with frosted leaded stained-glass window and side panel window to:

Entrance hallway

Wall mounted water heater, space and plumbing for washing machine, over storage cupboard, new flooring opening to:

Lounge 14' 6" by 11' 3" (4m 42cm by 3m 43cm), (I)

Double glazed window to front, wall mounted heater, smooth ceiling, power points, tv point, new carpets.

Kitchen 10' 2" by 6' (3m 10cm by 1m 83cm), (I)

Range of fitted eye level and base units with roll edged working surfaces over, inset single drainer stainless steel sink unit with mixer taps, integrated ceramic hob with oven below and extractor hood over, tiled splash backs, heated towel rail, new flooring, door to.

Bedroom 1 10' 3" by 9' 8" (3m 12cm by 2m 95cm), (I)

Double glazed window to front and side aspect, wall mounted heater, smooth ceiling, radiator, power points, new carpets.

Shower room

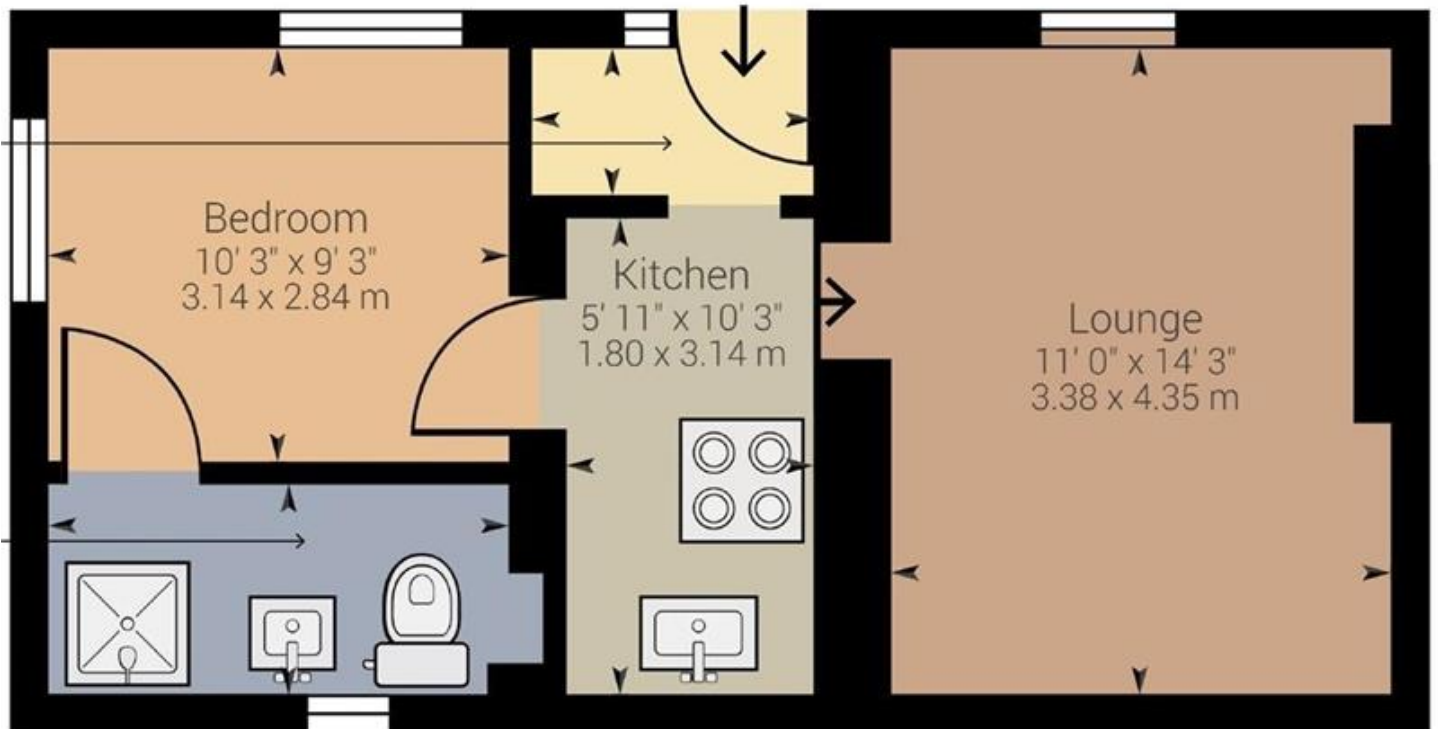
Three-piece White suite comprising of a Low-level WC, pedestal hand wash basin with mixer taps, shower cubicle with wall mounted electric shower, heated towel rail, part tiled walls, tiled flooring, obscure double-glazed window to side, textured ceiling with down lighters.



Whilst we endeavour to make our sales particulars as accurate and reliable as possible, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. The mention of any appliances and/or services in these details does not imply that these are in full and efficient working order or have been inspected by ourselves. Please be advised that some of the particulars may be awaiting vendor approval. Please contact us should you have any queries and we will try our utmost to assist.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D		74
(39-54) E	55	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental (CO ₂) Impact Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92-100) A		
(81-91) B		
(69-80) C		71
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



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