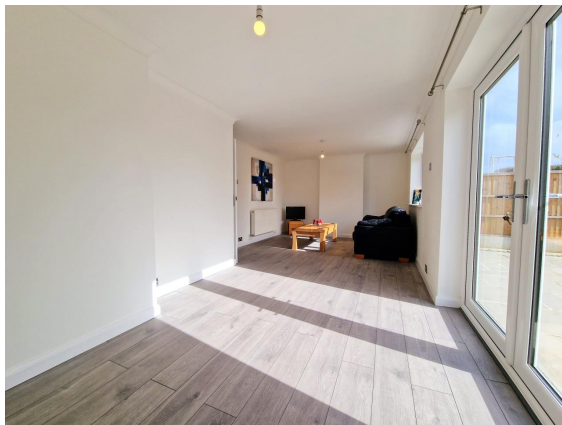


BARRETT

ESTATE & LETTING AGENTS



Cheapside West
, Rayleigh, Essex, SS6 9BY

Rental £1,700 pcm

3 bedroom Semi Detached House available 07 August 2024

Barrett Estate and Letting Agents Ltd – 155 High Street, Rayleigh, Essex, SS6 7QA – 01268 774676

Registration number 05390649 (Registered in England & Wales) VAT Number 442 2888 82

Registered address – 162-168 High Street, Rayleigh, SS6 7BS

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- * Unfurnished
- * Three bedrooms (2 doubles)
- * Large Lounge / Diner
- * large Conservatory

- * Ground floor w.c
- * Utility Room
- * Lovely sized Rear Garden
- * Parking for many vehicles

- * Large Garage
- * Gas Central Heating
- * Modern Kitchen with oven & hob
- * Modern bathroom / w.c with shower

Description

Step inside this beautifully presented 3 bedroom semi detached home situated in this sought after location. The property was recently re-furnished throughout and benefits from having a large attached garage and parking for many vehicles. Available early August for 12 months (renewable). This home will not stick around for long. Call now to arrange your viewing and avoid disappointment. Local Authority - Rochford Council Tax - Band: C Annual Price: £1,934 Conservation Area - No Flood Risk - No Risk Floor Area - 1,162 ft² / 108 m² Plot Size - 0.07 Acres Mobile Coverage EE - Average Vodafone - Good Three - Good O2 - Good Broadband Basic 16 Mbps Superfast 52 Mbps Satellite / Fibre TV Availability BT - Yes Sky - Yes Virgin - No Electricity Supply – Mains standard Gas Supply – Property Ref: inst-9253

IMPORTANT INFORMATION

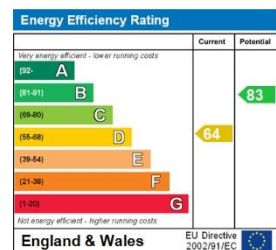
The deposit required is £1,961.53

Further Information

Charges for the Tenant 1. A refundable deposit equivalent to one weeks rent will be payable by the tenant to secure the property. Should the tenant not proceed with the property or if the tenant fails our referencing procedure then this amount is not refundable. 2. An advance payment of the remaining first months rent is due once references are approved. If the tenant does not then proceed, deductions from this amount will be made to cover the loss of Landlords rental income and will be calculated on a daily basis. 3. Damage deposit equal to five weeks rent. (To be paid on or before the start of the tenancy.)

Energy Performance Certificates

This home's performance is rated in terms of the energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO₂) emissions.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the Creation Date: 23/07/2024