



BARRETT
—ESTATES—

**The Old Vicarage, Eastwoodbury
Lane, Eastwood, Southend-On-
Sea, Essex, SS2 6UH
£2,500 per month**



- Four Good Size Bedrooms
- Large Lounge
- Separate Dining Room
- Good Size Office
- Spacious Kitchen with Oven & Hob
- Modern Bathroom / wc with Shower
- En-Suite Shower Room / wc
- Ground Floor Wc

- Utility Area
- Large Secluded Gardens
- Gated Driveway for Numerous Vehicles
- Garage
- Zero Deposit Option Available
- Standard Deposit - £2,884.61
- Gas Central Heating
- Available Beginning September

Step inside this extremely spacious four bedroom detached family home situated in this convenient location, within close proximity to local road links & amenities. This home benefits from a modern kitchen, bathroom & en-suite shower room, 3 reception rooms, gated driveway with ample parking and large, secluded gardens. Available Beginning September. Call now to arrange your viewing and avoid disappointment.

Zero Deposit Option Available

Council Tax Band – F

Floor Area – 1,582 ft² / 147 m²

Electricity Supply – Mains standard

Gas Supply – Mains standard

Water Supply – Mains standard

Sewerage – Mains standard

Heating – Gas Central heating

Broadband

- Basic 6 Mbps
- Superfast 79 Mbps
- Ultrafast 5500 Mbps

Mobile Signal Coverage

- EE Good
- Vodafone Average
- Three Good
- O2 Average

Satellite / Fibre Availability

- BT Yes
- Sky Yes
- Virgin No

Flood Risk – Low

Conservation Area – None

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	70 C	73 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.