



- Two Good Size Bedrooms
- Modern Kitchen
- Good Size Lounge
- Modern 4 Piece Bathroom
- Electric Heating

- Secure, Gated Parking Space
- Available Beginning August
- Zero Deposit Option Available
- Standard Deposit - £1,442.30
- Opposite Rayleigh Station

Step inside this excellent 2 bedroom 2nd floor apartment situated in this popular development located opposite Rayleigh Station and within a 10 minute walk to the High Street.

The home benefits from a modern kitchen and 4 piece bathroom suite, video entry system and an allocated parking space in the secure, gated car park. Available Beginning August.

Zero Deposit Option Available.

Council Tax Band – C

Floor Area - 527 ft 2 / 49 m 2

Electricity Supply – Mains standard

Gas Supply – None

Water Supply – Mains standard

Sewerage – Mains standard

Heating – Electric heating

Broadband

- Basic 16 Mbps
- Superfast 80 Mbps
- Ultrafast 1800 Mbps

Mobile Signal Coverage

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

Satellite / Fibre Availability

- BT Yes
- Sky Yes
- Virgin No

Flood Risk – Very Low

Conservation Area – None

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 C	74 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.