



Branfill Road Upminster

£1,800 PCM

APS have pleasure in offering this 2 double bedroom first floor apartment which is located within a short walk of Upminster high street and shops (including Waitrose and M&S Food). The property is decorated and finished to a high standard and boasts a modern fitted kitchen with integrated appliances, a contemporary family bathroom with shower over bath and en-suite bathroom to the master bedroom. Both bedrooms have built-in wardrobes and bedroom two also has direct access to a balcony. Other benefits include under-floor heating throughout (gas fired), utility cupboard, modern lighting, video entry system, lift access, secure parking and is just a short walk to Upminster Station with its excellent links to the City (Fenchurch Street Station). An internal viewing is highly recommended to appreciate the quality of the property on offer. Available 9th October 20226. Council Tax Band D.

- LIFT ACCESS
- MODERN FITTED KITCHEN
- UNDERFLOOR HEATING
- BALCONY
- EN-SUITE
- SECURE PARKING
- CLOSE TO STATION

Viewing

Please contact our Alternative Property Services Limited Office on 01708 454121

if you wish to arrange a viewing appointment for this property or require further information.



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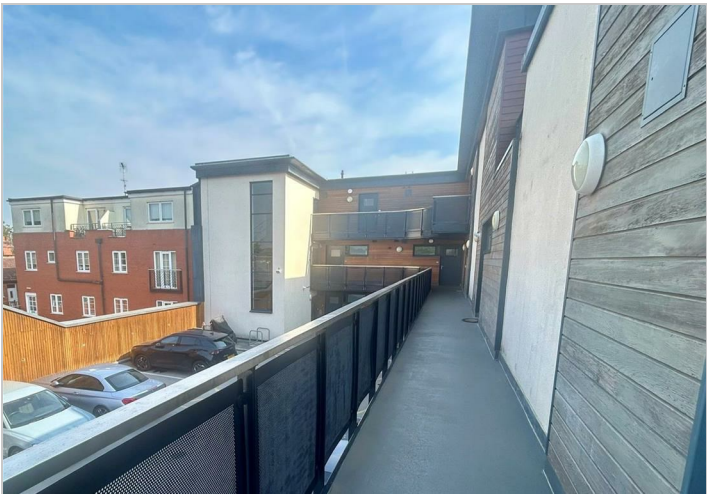
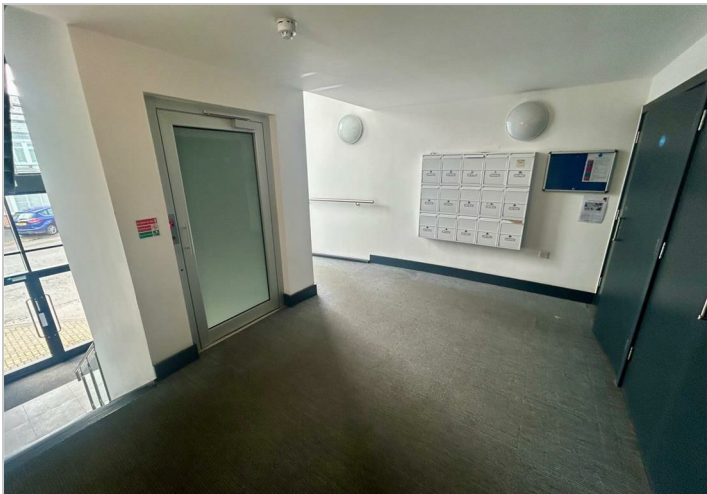
Area Map



Energy Efficiency Graph

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

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



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.