



South Hall Drive, Rainham, RM13 9HS £1,900 Per Calendar Month



**** IDEAL FAMILY HOME WITHIN WALKING DISTANCE TO RAINHAM C2C STATION. WELL PRESENTED WITH SOUTH FACING GARDEN - AVAILABLE NOW ****

OC Homes are delighted to present to the Lettings market this lovely three bedroom mid-terrace family home in Rainham, RM13. The property is located within a nice, quiet residential street with a charming south facing garden. It is ideally located in a sought after part of Rainham, being a short walk from Rainham Station on c2c line and close to a local park, a number of local amenities and offers great scope to improve as and when desired.

Accommodation comprises; ground floor - entrance porch, great size double reception room with dining area, kitchen, and well maintained south facing rear garden. First Floor; three well decorated bedrooms and three piece bathroom. Externally there is a well presented front garden as well as the south facing rear garden.

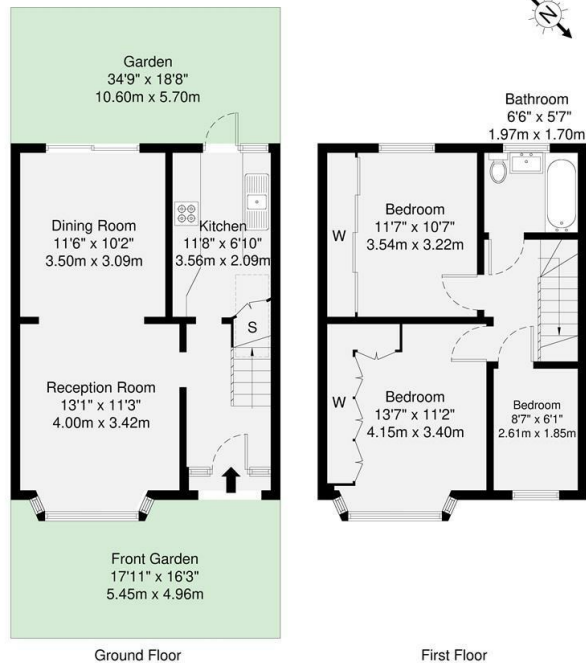
The property boasts many local amenities including shops, restaurants, pubs and gyms all within easy reach as well as a choice of local schools, and a number of transport links with it being just a 15 min walk (0.7 miles) to Rainham Station (c2c Line). To arrange a viewing please call the OC Homes Lettings team now.

- THREE BEDROOM FAMILY HOME
- QUIET RESIDENTIAL STREET
- CLOSE TO PARK & SHOPS
- WALKING DISTANCE TO RAINHAM C2C STATION
- LOTS OF LOCAL AMENITIES
- EXCELLENT TRANSPORT LINKS
- UNFURNISHED PROPERTY
- AVAILABLE NOW

Viewing

Please contact our OC Homes Gidea Park Office on 01708989888 if you wish to arrange a viewing appointment for this property or require further information.





GROUND FLOOR AREA (GFA)
The footprint of this property
79 sq m / 850 sq ft

TOTAL STORAGE SPACE
Storage and wardrobe space
5.1 sq m / 54 sq ft

EXTERNAL FEATURES
Garden, Kitchen, Reception, Front Garden
87.4 sq m / 940 sq ft

RESTRICTED HEAD HEIGHT
Landing and stairs under 2.0m
0.0 sq m / 0.0 sq ft

Disclaimer: Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floorplan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

Maison VUE



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A		91	(92 plus) A		91
(81-91) B			(81-91) B		
(69-80) C	72		(69-80) C	72	
(55-68) D			(55-68) D		
(38-54) E			(38-54) E		
(21-37) F			(21-37) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		



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