



TO LET

The Ridgeway, Westcliff-On-Sea SS0 8NU

£1,000 PCM Deposit Required - £1,153 Council Tax Band - B

- One Bedroom Second Floor Flat
- Modern Flooring
- Opening Velux Cabrio Balcony
- Views Over The Green
- Modern Kitchen
- Integrated Fridge To Kitchen
- Washing Machine Included
- Call Now To Arrange A Viewing
- Council Tax Band B

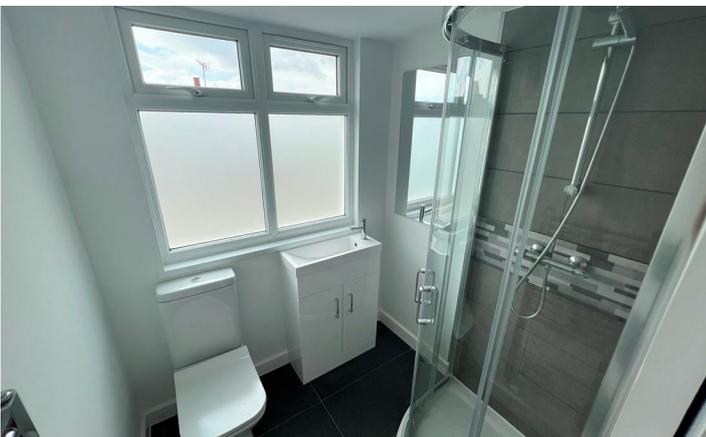
Appointmoor Rental
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Description

Appointmoor have to rent this one bedroom apartment on the SECOND FLOOR. The apartment offers an open plan living room area with a brand new MODERN FITTED KITCHEN, the kitchen has integrated under the counter FRIDGE, OVEN & HOB! There is a good sized double bedroom to the rear of the property. There is a shower room with pocket door that is

part tiled in a modern grey tile to the walls and floor, wooden floor in the living area and a modern grey carpet to the bedroom for extra comfort! The location is perfectly located for a short stroll to Chalkwell Train Station to commute into London and there are an array of small local shops along the Ridgeway. This property is for sole occupancy only. Call the office to arrange an accompanied viewing.



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		
	77	77
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	

AGENTS NOTES: Appointmoor Estates Ltd as our Vendors Agents have endeavoured to check the accuracy of these sales particulars, but however, can offer no guarantee. These details are prepared as a general guide only, including details regarding lease, service charge, lease length and ground rent/review periods, council tax and deposit amount, and should not be relied upon as a basis to enter into a legal contract, or commit expenditure. An interested party should consult their own independent experts to verify the statements contained herein and before committing themselves to any expenditure or other legal commitments. The agent will not be responsible for any verbal statement made by any member of staff, as only a specific written confirmation should be relied upon. The agent will not be responsible for any loss other than when specific written confirmation has been requested. Floor plans are not to scale and only provide an indication of the layout. All measurements are approximate and should not be relied upon. We have not tested any apparatus, equipment, fixture, fittings or service and so cannot verify they are in working order, fit for their purpose, or within ownership of the sellers. Items shown in photographs are NOT included unless specifically mentioned in writing within the sales particulars. **VIEWINGS: BY APPOINTMOOR ESTATES ONLY**