



# TO LET

## Imperial Avenue, Westcliff-On-Sea SS0 8NF

£1,295 PCM Deposit Required - £1,494 Council Tax Band - B

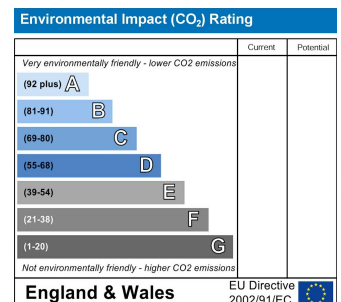
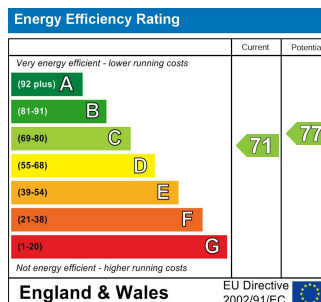
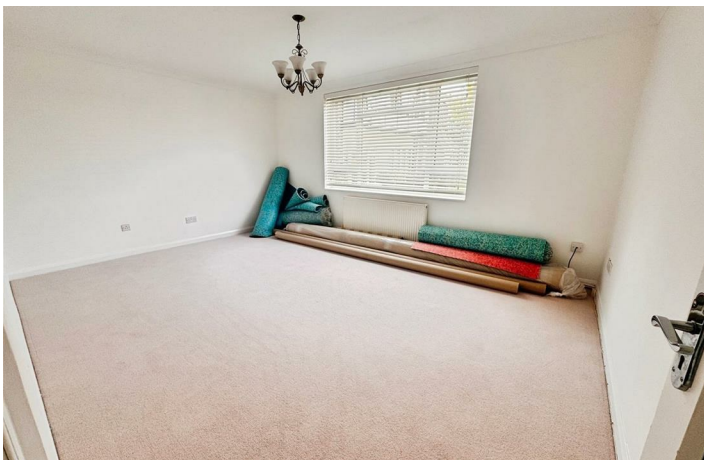
- Two Bedroom Flat
- Ground Floor
- Desirable Location
- New Carpets Throughout
- Freshly Painted Throughout
- Located On A Tree Lined Street
- Close Proximity To Local Train Station
- Double Glazed Throughout
- Call Now To Arrange A Viewing

**Appointmoor Rental**  
72 The Ridgeway, Chalkwell, Westcliff, Essex, SS0 8NU  
T. 01702 719 966 W. [appointmoor.co.uk](http://appointmoor.co.uk)

**appointmoor**

# Description

AVAILABLE NOW - RARE OPPERTUNITY -  
 Appointmoor are pleased to bring to the market this TWO double BEDROOM GROUND FLOOR FLAT with its own front door. Good size living room over looking the well maintained communal gardens, modern shower room and good size kitchen. The property will have new carpets throughout and will be painted throughout. Please call to arrange access.



**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**