

# BARRETT

ESTATE & LETTING AGENTS



Whitehouse Road

, Eastwood, Leigh On Sea, Essex, SS9 5SH

Rental £1,450 pcm

3 bedroom Detached House available 05 February 2021

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- \* Unfurnished
- \* Three Bedrooms (Two doubles)
- \* Large lounge / diner
- \* Conservatory
- \* Ground floor w.c
- \* Gas Central Heating
- \* Garage
- \* Modern bathroom / w.c with shower
- \* Well fitted kitchen with oven & hob
- \* Own driveway with parking for 2 cars

### Description

SPACIOUS 3 BEDROOM DETACHED CHALET with its own garage and driveway. This property further benefits from a large open plan Lounge / Conservatory, 2 double bedrooms to the first floor, 1 good size bedroom to the ground floor, a modern bathroom and gas central heating. Early viewing advised. Available early February for 12 months (Renewable). The Landlord may be able to accept applicants in receipt of Housing Benefit providing a home owner guarantor is supplied. Sorry no Pets. Facebook: BarrettsRayleighWickford Twitter: @Barrettproperty

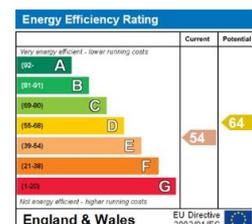
The deposit required is £1,673.08

### Further Information

Charges for the Tenant 1. A refundable deposit equivalent to one weeks rent will be payable by the tenant to secure the property. Should the tenant not proceed with the property or if the tenant fails our referencing procedure then this amount is not refundable.? 2. An advance payment equivalent to three weeks rent is due once references are approved. ?If the tenant does not then proceed, deductions from this amount will be made to cover the loss of Landlord's rental income and will be calculated on a daily basis. 3. Damage deposit equal to five weeks rent. (To be paid on or before the start of the tenancy.)

### Energy Performance Certificates

This home's performance is rated in terms of the energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO2) emissions.



Creation Date: 11/01/2021

Property Ref: inst-7600  
IMPORTANT INFORMATION

For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Barrett Property Management, 2021. Barrett Property Management Registered in England No.