

BARRETT

ESTATE & LETTING AGENTS



The Paddocks
Rayleigh, Essex, SS6 8NF

Rental £1,850 pcm
4 bedroom Detached House available 26 July 2024

Barrett Estate and Letting Agents Ltd – 155 High Street, Rayleigh, Essex, SS6 7QA – 01268 774676

Registration number 05390649 (Registered in England & Wales) VAT Number 442 2888 82

Registered address – 162-168 High Street, Rayleigh, SS6 7BS

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- * Unfurnished
- * Four bedrooms (3 Doubles)
- * Good sized lounge
- * Integral Garage Storage
- * Driveway for 2 vehicles
- * Fitted wardrobes to main & 2nd bedrooms
- * Bathroom / w.c with shower
- * Ground floor shower room / w.c
- * Separate dining area
- * Pleasant Rear Garden
- * Gas Central Heating
- * Well fitted kitchen with appliances

Description

Take a look inside this spacious 4 bedroom detached home. Situated in this sought after location, within walking distance of Rayleigh High Street and within the Fitzwimarc school catchment. This family home benefits from a modern bathroom, separate dining / family room, ground floor shower room, integral garage storage, driveway and much more.

Available mid July for 12 months (Renewable). Call now to arrange your viewing and avoid disappointment. Sorry no pets. Council Tax Band – D Floor Area - 1,334 ft² / 124 m² Electricity Supply – Mains standard Gas Supply – Mains standard Water Supply – Mains standard Sewerage –

Property Ref: inst-9159

IMPORTANT INFORMATION

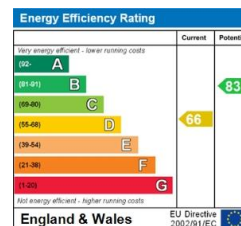
The deposit required is £2,134.61

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 of the remaining first months 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 Landlords 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: 09/05/2024