

# BARRETT

ESTATE & LETTING AGENTS



Church Road (Bedroom 5)  
, Rayleigh, Essex, SS6 8PN

Rental £495 pcm

1 bedroom House Share available 09 August 2021

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- \* Furnished
- \* Own Double bedroom
- \* Shared Kitchen and appliances
- \* Shared Bathroom / w.c with shower
- \* Shared Driveway
- \* Shared Garden
- \* All Bills Included

## Description

PART-FURNISHED DOUBLE BEDROOM.... within a 3 bedroom semi-detached house which benefits from having ALL BILLS INCLUDED. The tenant will enjoy a rent of approx £115 A WEEK (payable monthly) and will have access to the shared bathroom with shower, shared kitchen, shared garden and off-street parking. Available early-mid August for 6 or 12 months (Renewable). Sorry no pets. The Landlord is unable to accept applicants in receipt of Housing Benefit due to their mortgage stipulations. Facebook: BarrettsRayleighWickford  
Twitter: @Barrettproperty

The deposit required is £571.15

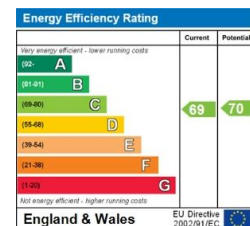
The bills included in the rent are Council Tax / Rates, Electricity, Gas and Water

## 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: 28/07/2021

Property Ref: inst-7906  
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.