

Telephone

+44 (0)1268 947947

sales@elliottandsmith.co.uk

Website

www.elliottandsmith.co.uk

Elliott and Smith Partnership

57 High Street

Rayleigh

Essex SS6 7EW

SALES.
LETTINGS.
ADVICE.**Ferry Road, Hockley****£1,100 pcm**

2 BEDROOM DUPLEX MAISONETTE - accommodation over 2 floors plus BALCONY to front from living room. This 2 bedroom property offers an allocated parking space to the rear, access to bus routes, Riverside walks, Sweyne Secondary & Riverside Primary School catchments. The property is available now. Offering majority double glazing, GAS CENTRAL HEATING via modern combi boiler. Minimum income requirement = £33,000p/a.

- 2 BEDROOM DUPLEX MAISONETTE
- 1 ALLOCATED PARKING SPACE AT REAR
- OWN BALCONY FROM LIVING ROOM
- SEPARATE KITCHEN FROM L SHAPED LOUNGE DINER

ENTRANCE - VIA THE REAR OF THE BLOCK

Own composite entrance door into lobby with stairs to accommodation.

L SHAPED LOUNGE DINER

LOUNGE AREA = 16' 5" x 11' 5" (5.00m x 3.48m)

DINING AREA = 10' 11" x 5' 10" (3.33m x 1.78m)

KITCHEN

10' 4" x 6' 9" (3.15m x 2.06m)
INCLUDES; OVEN, FRIDGE & DISHWASHER.

INNER LOBBY

ACCESS TO STORAGE CUPBOARD AND BATHROOM

BATHROOM

7' 10" x 5' 6" (2.39m x 1.68m)

STAIRS TO 2ND FLOOR

INNER STAIRS RISING TO LANDING SERVING BOTH BEDROOMS

BEDROOM ONE

17' 2" x 10' 1" max' (5.23m x 3.07m)

BEDROOM TWO

11' 4" to fitted cupboard x 8' 11" (3.45m x 2.72m)

1 ALLOCATED PARKING SPACE

COUNCIL TAX BAND A
ROCHFORD DISTRICT COUNCIL



VIEWING ARRANGEMENTS

Viewing is strictly by appointment only through Elliott and Smith Partnership.

DISCLAIMER PROPERTY DETAILS

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

