



## Ingladene Court 108 York Road Southend-On-Sea, SS1 2DJ

Edward Chase estate agents are delighted to offer to the residential lettings market this ground floor 1 bedroom flat located a short distance from South End Pier. This property is in a superb location offering the local town centre and beach front on its doorstep. This property has several key features such as: - Double glazed windows - 1 bedroom - 1 reception room - 1 bathroom - Separate kitchen - Gas central heating - White goods - Unfurnished - Permit street parking - Laminate flooring throughout For further information please contact the Edward Chase lettings team today. Lettings Edward Chase estate agents offer a bespoke, professional, ARLA accredited Lettings & Management service. If you would like a free property appraisal to gauge the rental potential of your property or you are considering a buy to let purchase, please feel free to contact Sukhbir Basra, Branch Manager to arrange an appointment. Edward Chase estate agents specialise in

- Unique 1 Bedroom Ground Floor Flat
- Semi Tiled Separate Bathroom
- Available on Short & Long Term Let
- Super location With Beach & Town Centre Walking Distance
- Property Has Double Glazed Windows, Gas Central Heating & A Combination Boiler
- Property Rented Unfurnished
- Ideal For Single or Couple
- EPC Rating D, Council Tax Band B, Borough of South End

**Monthly Rental Of £799**

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Heath, Newbury Park, Barkingside, Chadwell Heath, Barking, Canary Wharf, Docklands, Romford, Chigwell, Dagenham, Newham, Royal Wharf and the surrounding East London vicinity. Edward chase estates agents Lorimer Village, Goodmayes site. Our enthusiastic team of estate agents in Ilford are the local experts covering the postcodes of IG1, IG2, IG3, IG4, IG5, IG6, IG7 IG8. Our enthusiastic team of estate agents in Canary Wharf are the local experts covering the postcodes E14, E15, E16.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		75 C
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		

### MONEY LAUNDERING REGULATIONS 2003

Intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.