



Lambs Lane South Rainham, RM13 9XB

Edward Chase is delighted to present to the residential lettings market this amazing 2 reception, 3 bedroom semi detached house in Rainham. Located opposite Harris Academy School & being only a short walk to Rainham Station this property would be an ideal choice for families searching for size, convenience, and location. This property has several key features such as: - Gas central heating - Combination boiler - 3 bedrooms - First floor family sized bathroom - 2 ground floor reception rooms - Kitchen with ample storage - White goods - Driveway parking for 2+ vehicles - Large rear garden - Side access - Rented unfurnished - Double glazed windows - Superb location To view this property 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

- Bright & Airy Semi-Detached House With Great Parking Facilities
- Excellent Family Home With Schooling on Your Doorstep & Rainham Station For Transportation Links
- Large Sized Family Garden with Side Entrance
- This Property Has 3 Large Bedrooms & 2 Ground Floor Reception Rooms
- Property Has Gas Central Heating, Double Glazed Windows, Combination Boiler
- This Property Is Rented Unfurnished As Seen

Monthly Rental Of £1,799

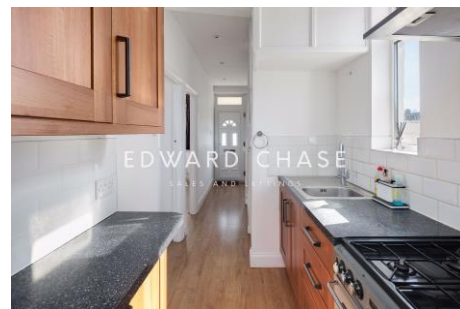
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contact Sukhbir Basra, Branch Manager to arrange an appointment. Edward Chase estate agents specialize in Ilford, Redbridge, Seven Kings, Goodmayes, Chadwell Heath, Newbury Park, Barkingside, Chadwell Heath, Barking, Canary Wharf, Docklands, Romford, Chigwell, Dagenham, Newham, Royal Wharf and the surrounding East London vicinity. Edward chase estates agents Lorimer Village, Goodmayes site.



| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | 88 B |
| 69-80 | C | | |
| 55-68 | D | 66 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.