



35 Russet Way, Hockley, Essex SS5 5PJ

3 bed semi house / £1,150 pcm / t. 01702 555888



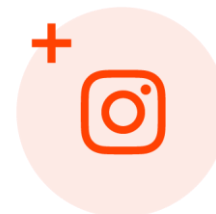


Offered to let is this **three bedroom** semi detached family home in Hockley within close proximity to the train station, convenience store and local schools.

Offering a generous size lounge, kitchen, dining area, three bedrooms, three piece shower room, front and rear gardens and off street parking. Offered on a short term let.

Available early August.

Find us on



**A space to
call home.**



GROUND FLOOR
APPROX. FLOOR
AREA 696 SQ.FT.
(64.7 SQ.M.)

TOTAL APPROX. FLOOR AREA 1287 SQ.FT. (119.5 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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+ Good Size Lounge



Highlights

- / Three Bedroom Semi Detached House**
- / Lounge/Diner 24'09 x 10'10**
- / Kitchen 9'07 x 8'05**
- / Dining Area 15'03 x 7'07**
- / Master Bedroom 11'10 x 10'09**
- / Bedroom Two 12'07 x 8'11**
- / Bedroom Three 8'04 x 7'11**
- / Shower Room**
- / Off Street Parking**
- / Available Early August**
- / Short Term Let**
- / EPC Band D**

Lounge/Diner /

24'09 x 10'10

Double glazed windows, feature fireplace, fitted carpet, power points, radiator.

Kitchen /

9'07 x 8'05

Double glazed window, fitted units to eye and base level, work surfaces incorporating stainless steel sink and drainer unit, integrated hob with extractor above, integrated oven, tiled flooring, power points.

Dining Area /

15'03 x 7'07

Double glazed window and sliding doors, fitted carpet, power points, radiator.

Master Bedroom /

11'10 x 10'09

Double glazed window, wardrobes, fitted carpet, power points, radiator.

Bedroom Two /

12'07 x 8'11

Double glazed window, wardrobes, fitted carpet, power points, radiator.

Bedroom Three /

8'04 x 7'11

Double glazed window, fitted carpet, power points, radiator.





Shower Room /

Obscure double glazed window, three piece suite comprising corner shower cubicle, low level WC, wash basin with cupboard below, tiled walls.

Rear Garden /

Hardstanding area, mostly patio area, shrub borders.

Off Street Parking /

**Available February \ Full Referencing Required \
EPC Band D **





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We recommend our customers use our panel of Conveyancers/Solicitors. It is your decision whether you choose to deal with our recommendation, and you are under no obligation to do so. You should know that we may receive a referral fee of £150 to £200 per transaction from them.

Should you arrange a Mortgage through our recommended mortgage advisor, again of which there is no obligation we will receive a commission fee. The amount of commission will depend on the size of the loan and any associated products that you decide to take.

The Consumer Protection from Unfair Trading Regulations 2008 (CPRs).

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.

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