

**Trafalgar Court, Brightlingsea,  
CO7 0HX**

**Monthly Rental Of £595.00**



9 Osbornes Court, Victoria Place, Brightlingsea, Essex. CO7 0EB

Phone: 01206 302288

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[www.townandcountryresidential.co.uk](http://www.townandcountryresidential.co.uk)



- ONE BEDROOM 2ND FLOOR APARTMENT
- MODERN DECOR
- CONTEMPORARY FITTED KITCHEN
- MODERN LOUNGE
- BATHROOM
- DOUBLE GLAZING
- UNDERFLOOR HEATING
- ALLOCATED PARKING
- POPULAR LOCATION
- AVAILABLE FROM 28th SEPTEMBER

**\*\* FANTASTIC MODERN 1 BED FLAT \*\***

This contemporary one bedroom second floor flat, is located in an ideal position. The accommodation includes light and airy lounge with Juliet Balcony, generous sized bedroom, modern fitted kitchen and bathroom. The property comes with the added luxury of under floor heating and double glazing throughout as well as an allocated parking space.

**\*\* Available From 28th September \*\***

Holding deposit equal to 1 weeks rent  
Tenancy deposit equal to 5 weeks rent  
Guarantor if required  
No pets  
Non-smokers only

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**The accommodation with approximate room sizes are as follows:**

#### **ENTRANCE HALL**

Window to side, doors leading to bedroom, bathroom and lounge, wooden flooring, centre light

#### **LOUNGE**

21' 5" x 12' 0" (6.52m x 3.65m)

French doors to Juliette balcony, window to rear and side with wooden blinds. Wooden floor with under floor heating. Television point, two ceiling lights. Archway to kitchen.

#### **KITCHEN**

12' 2" x 5' 5" (3.71m x 1.65m)

Window to side, modern fitted kitchen with rolled edge work surface, cupboards and drawers under and matching above, part tiled with tiled floor. Stainless steel sink and drainer, stainless steel hob with built in oven. Fridge freezer to remain, plumbing and space for washing machine.

#### **BEDROOM**

17' 2" x 9' 5" (5.23m x 2.87m)

French door to rear with Juliette balcony and wooden blind. Carpeted, center light.

#### **BATHROOM**

Panelled bath with overhead power shower and shower screen, dual flush low level WC, pedestal wash basin, extractor fan. part tiled with tiled floor.

#### **OUTSIDE**

Allocated parking space for one car. Access to communal gardens

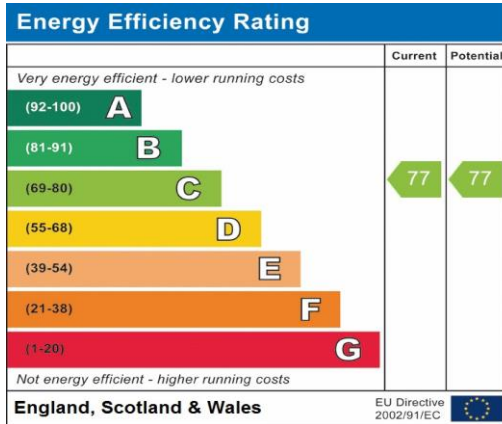


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