

RESIDENTIAL SALES
LETTINGS & PROPERTY
MANAGEMENT

COWLING & PAYNE



Lenham Way, Basildon
£1,200 PCM

**** CPO9415 ONLINE ENQUIRIES ONLY **** COWLING & PAYNE ARE PLEASED TO OFFER THIS SUPERB, TWO DOUBLE BEDROOM FIRST FLOOR APARTMENT. THE PROPERTY ADVANTAGEOUSLY BENEFITS FROM ITS OWN PRIVATE REAR GARDEN & SINGLE GARAGE.

THE PROPERTY IS SITUATED WITHIN A POPULAR LOCATION WITHIN BASILDON, NEAR TO PITSEA, AND KNOWN FOR ITS FAMILY-FRIENDLY ENVIRONMENT, ACCESS TO GREEN SPACES, AND CONVENIENT ROAD CONNECTIONS, MAKING IT A POPULAR CHOICE FOR RESIDENTS.

COUNCIL TAX BAND 'B'

ENERGY PERFORMANCE 'EPC' RATING 'C'

AVAILABLE JANUARY 2026.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	76	76
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

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2-4 Runwell Road, Wickford, Essex, SS11 7AB
Telephone: 01268 730707 | Fax: 01268 730737
info@cowlingandpayne.co.uk
www.cowlingandpayne.co.uk

