

# COUNTRYSIDE

## ESTATES



**Flat 8, 90 High Road, Benfleet, SS7 5LG**

**£1,500 Per Month**

A two bedroom luxury apartment situated within walking distance to Benfleet train station & High Road. Offering an open plan lounge / kitchen with bi-folds onto the balcony, two generous size bedrooms and modern bathroom suite. Allocated parking is available!

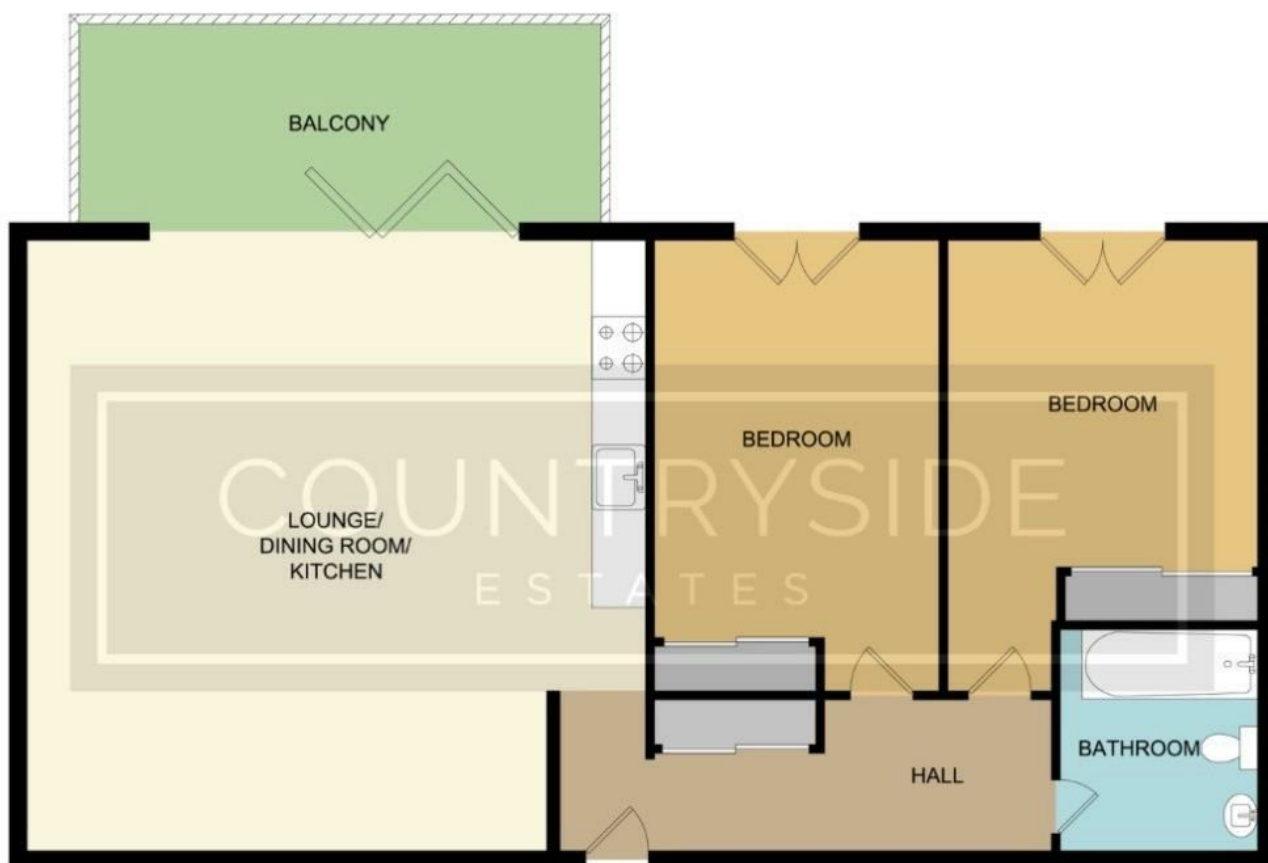
Flat 8, 90 High Road, Benfleet, SS7 5LG

Modern, Luxury Living /  
Lounge - Kitchen With Integrated Appliances 19'05 x 13'06 /  
Bi-fold Doors To Balcony Overlooking Communal Gardens /  
Bedroom One With built in Wardrobes and Juliet Balcony 11'07 x 8'09 /  
Bedroom Two With built in Wardrobes and Juliet Balcony 9'07 x 9'06 /  
Three Piece Bathroom Suite 7'02 x 5'10 /  
Allocated Parking /  
Secure Entry System /  
Lift To Upper Floors /  
Communal Gardens /  
Walking Distance To Train Station And High Road /

EPC Band C / Council Tax Band C / Available From August /

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





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