

SCOTT &  
STAPLETON

ST CLEMENTS GATE  
Leigh-On-Sea, SS9 1PJ  
£1,750 PCM





## **ST CLEMENTS GATE**

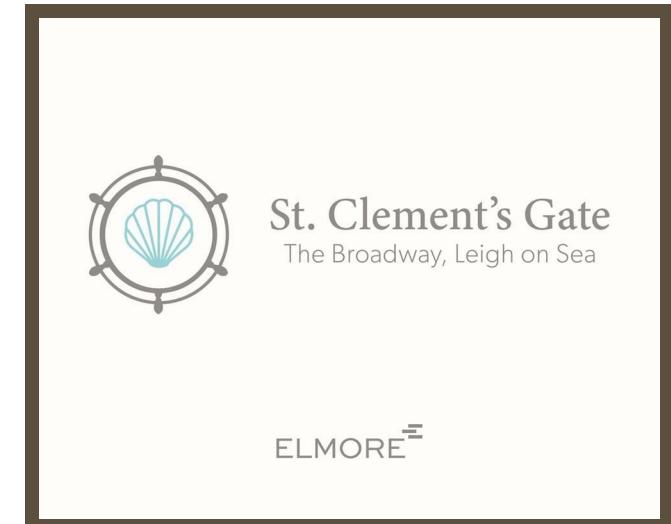
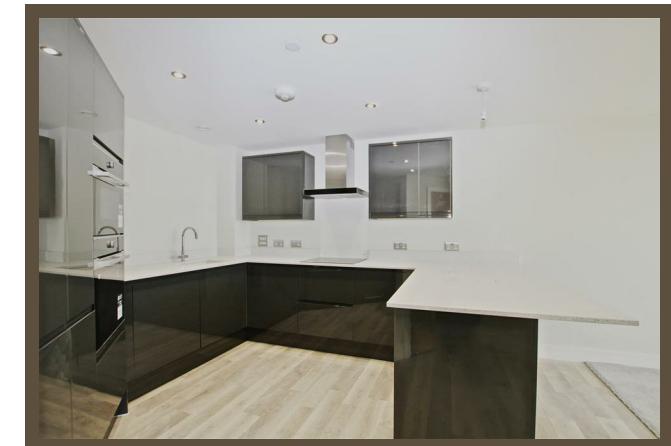
**LEIGH-ON-SEA, SS9 1PJ**

**£1,750**

**PCM**

Scott & Stapleton are privileged with instructions to bring to the rental market this two bedroom apartment within the brand new St Clements Gate development, Broadway, Leigh on Sea. One of the largest, most eye catching & high specification developments to have been constructed recently right in the heart of Leigh's bustling Broadway.

Accommodation compromises of two double bedrooms with fitted wardrobes, an open plan kitchen living space with integrated good quality appliances and access to own balcony space, modern fitted bathroom & secure allocated parking & lift access.



## Accommodation comprises

### Communal entrance

Lift to all floors

### Entrance hall

### Lounge

### Kitchen/Dining room

### Bedroom One

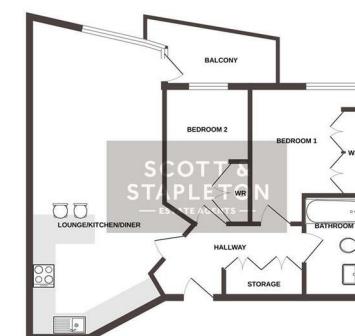
### Bedroom Two

### Balcony

### Bathroom

### Secure allocated parking

FIRST FLOOR



Where every effort has been made to ensure the accuracy of the floorplan contained here, measurements, areas, volumes, ceiling heights, door and window widths and other dimensions are given as a guide only. We cannot guarantee the accuracy of floorplan dimensions, areas and volumes. The floorplan is for general information only and is not intended to show specific details. For further information, please refer to the individual property details and sales agreement.

		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B	84	84
(69-80)	C		
(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	

		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
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Not environmentally friendly - higher CO <sub>2</sub> emissions			
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