

www.oswicks.co.uk

01787 477559

info@oswicks.co.uk



10a De Veres Road
Halstead



Transport Links

Train Routes

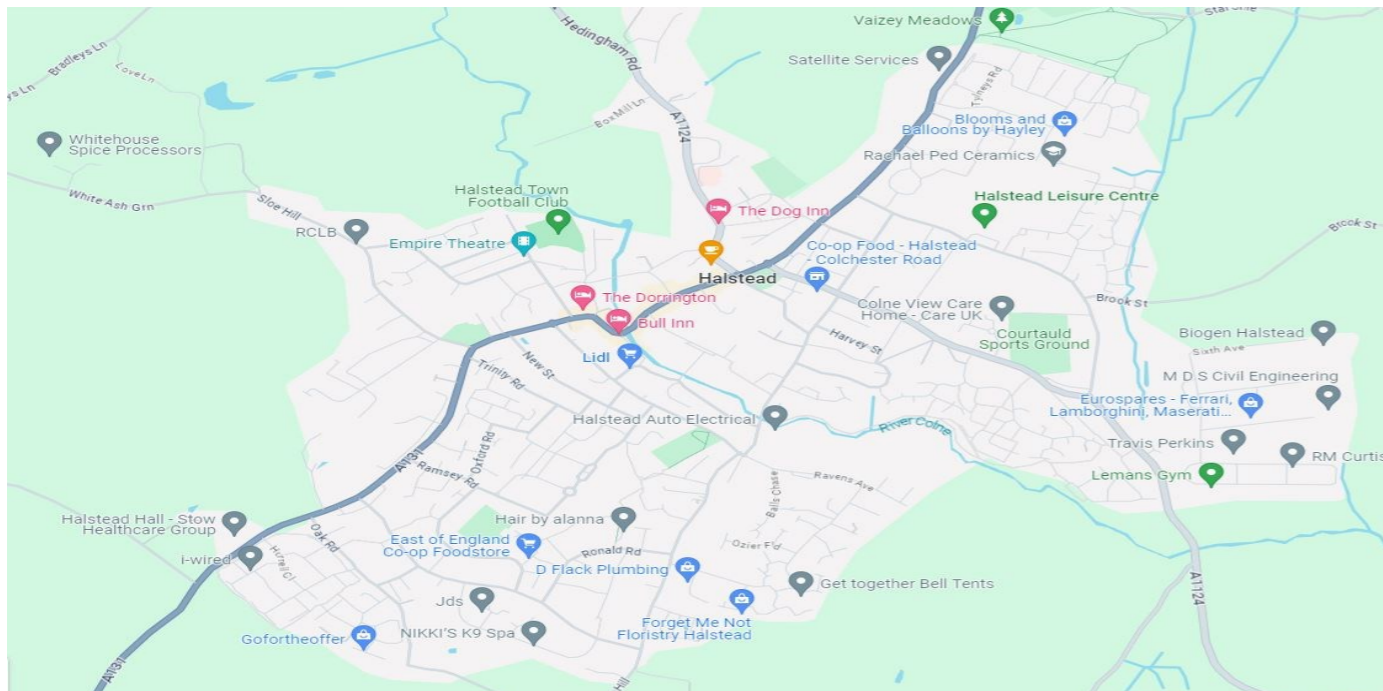
The closest train stations to Halstead are Braintree, Sudbury and Kelvedon

The travel time from Sudbury to London Liverpool Street is one hour and twenty minutes, from Braintree the travel time is fifty nine minutes and from Kelvedon the travel time is fifty one minutes.

Bus Routes

There are buses from Halstead going to Colchester, Sudbury and the outlying villages such as Gosfield, Sible and Castle Hedingham and Gt Yeldham.

Buses depart and arrive approximately every hour from the bus stop outside Weavers Court and Greggs



Agents Note:

Oswicks would like to make purchasers aware that these particulars have been prepared as a guide and therefore all the measurements taken are approximate.

The Agent has not tested any apparatus, equipment, fixtures and fittings, or services so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of the property are based on the

information supplied by the seller. The Agent has no sight of the title documents. A buyer is advised to obtain verification from their solicitor or

surveyor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must always check the availability of any property and make an appointment to view before embarking on any journey to see a property.

We are committed to providing a professional service to all our clients and customers. When something goes wrong, we need you to tell us about it. As part of Oswicks membership to the property ombudsman, we maintain and operate an internal complaints handling procedure. Please ask us for our the complaints handling procedure and we will send it on to you. The CHP it is also available on our web site.



4 Bedroom Semi-Detached Property

Available To Let
£1,275pcm

From Wednesday 26th
June

Property Features

- Allocated Parking
- Modern Interior
- EPC Rating C
- Council Tax Band C

This property is located within the town of Halstead with 4 bedrooms, en-suite, cloakroom, large kitchen diner, lounge and bathroom. The property has allocated parking to the front with a gated front garden.

Halstead offers a three supermarkets, a post office, boutique shops, bars, restaurants, butchers, bakers and more with good access to the A120 and is about a 15 minute drive to Braintree train station.



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Accommodation

Accommodation Comprises

Two parking spaces to the front of the property, a good sized front garden with a brick path that leads to the front entrance door.

Entrance Hall

Entrance hall with part glazed security door leading into the open plan kitchen diner:-

Kitchen / Diner 5.64m x 3.43m (18.5' x 11.3')

This large kitchen /diner gives you ample space for a dining table and chairs. A good range of wall and base cupboards offering excellent storage space surmounted by a black work surface. Electric oven and hob with extractor hood. Stainless steel one and a half sink and drainer unit with swan neck mixer tap over. Double glazed window to front aspect.

Lounge 5.65m x 3.76m (18.5' x 11.5')

Accessed from the kitchen, this large lounge has patio doors opening to the rear garden and a large double glazed window overlooking the rear. Radiator and laminate floor covering.

Downstairs WC

Close coupled WC, pedestal wash hand basin and vinyl flooring.

Landing

Access to all four bedrooms and the bathroom, airing cupboard and access to loft space.

Bedroom One 2.53m x 3.67m (8' x 11.2')

Double glazed window to front aspect with carpet flooring.

En-suite shower room

Shower cubicle, closed coupled WC and pedestal wash hand basin in white.

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Accommodation

Bedroom Two 2.35m x 3.39m overall (7.7' x 11.1')

Double glazed window to front aspect with carpet flooring.

Bedroom Three 2.58m x 2.78m (8' x 7.9')

Double glazed window to rear aspect with carpet flooring.

Bedroom Four 2.75m x 2.37m (7.9' x 7.7')

Double glazed window to rear aspect with carpet flooring.

Bathroom

Matching three piece suite comprising of bath, wash hand basin and WC. Double glazed window to rear aspect.

Rear Garden

Extending the full width of the property, the garden is mainly laid to lawn.

Services, Local Council and Council tax band

The property is connected to the mains water, gas, electricity and sewage. The average broadband speed is 63Mb/s. the local authority is Braintree District Council and this property falls in council tax band C meaning the total annual council tax is £1565.96

Energy rating and score

This property's energy rating is C. It has the potential to be B.

[See how to improve this property's energy efficiency.](#)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C	76 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 60



Kitchen Diner



Lounge



Kitchen/Diner



Parking