

HUNT FRAME

ESTATE AGENTS



11 Leeward Quay, Eastbourne, BN23 5UD

£1,450 PCM



IF INTERESTED IN THIS PROPERTY, PLEASE CLICK ON 'EMAIL AGENT' OR FILL OUT AN EMAIL CONTACT FORM TO BE GIVEN AN APPLICATION FORM TO COMPLETE. WE ARE UNABLE TO COMPLETE THESE OVER THE PHONE.

1 weeks rent of £300.00 as a holding deposit
5 weeks rent of £1500.00 as a security deposit
Eastbourne Council
Tax Band E - Currently £2511.48



COUNCIL TAX BAND: E
HOLDING DEPOSIT: £334
SECURITY DEPOSIT: £1673

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Entrance

Double glazed front door

Hallway

Coved ceiling, radiator, storage cupboard, stairs rising to 1st floor landing, downstairs cloakroom.

Downstairs Cloakroom

Low-level WC, wash hand basin, tiled splashback, coving to ceiling, double glazed opaque window to front.

Reception room 1/ Dining Room

10'2 x 10 (3.10m x 3.05m)
With laminate wood flooring, radiator, coving to ceiling, double glazed French doors to garden.

Kitchen

9'11 x 9'7 (3.02m x 2.92m)
With a range of wall and floor base units, 1 1/2 bowl sink unit and mixer tap, complimentary work surface, four ring gas hob with extractor hood above an oven beneath, built-in Bosch microwave, space and plumbing for washing machine, space for further appliance, fitted fridge freezer, Double Glazed window to front

Garden

Low maintenance garden, laid mainly to patio, with shingled area, fenced borders, door through to garage

Garage

With up and over door, pitched roof with further storage area, parking available in front of garage.

First floor landing

Double glazed window to rear overlooking rear garden, coving to ceiling, radiator, and stairs rising to 2nd floor landing.

Bedroom two

10'1 x 9'3 (3.07m x 2.82m)
Radiator, coving to ceiling, double glazed window to rear overlooking garden.

Lounge

16'10 10'4 (5.13m x 3.15m)
With radiator, coving to ceiling, television point, BT point, double glazed French doors to Juliet balcony, double glazed window to front, laminate wood flooring.

Second floor landing

Cupboard housing hot water cylinder

Bedroom one with en-suite

10'2 x 9'7 (3.10m x 2.92m)
Built-in wardrobes, coving to ceiling, double glazed window to front aspect, ensuite featuring walk in shower, tiled splashback, low-level WC, wash hand basin, double glazed opaque window to front.

Bedroom three

10'2 x 8'3 (3.10m x 2.51m)
Radiator, coving to ceiling, double glazed window to rear.

Bathroom

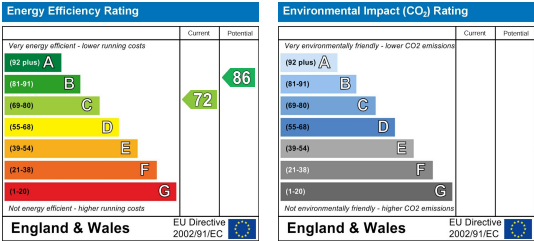
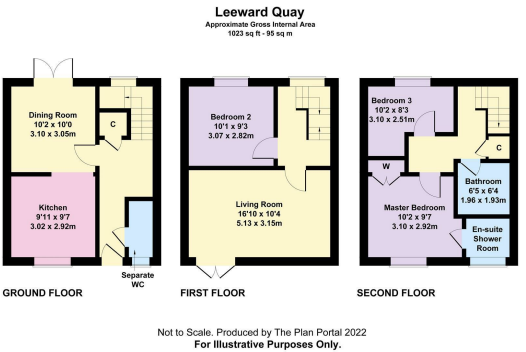
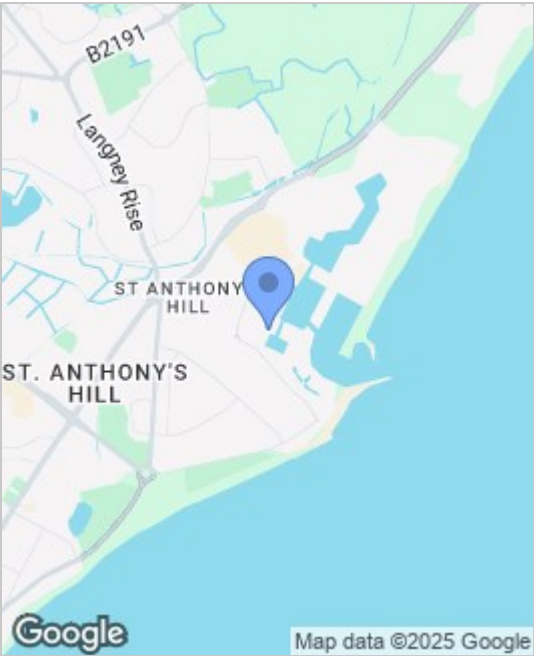
Bath with shower above, white suite, tiled splashback, radiator, low-level WC, wash hand basin, extractor fan.

Harbour Charge

We are advised by the seller that the property is subject to a harbour charge, approximately £250.00 per annum. And communal landscaping managing agents cost is £50 per annum.

Council Tax Band

Band E - Eastbourne Borough Council



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