



Key Features

- ◆ Unique two-bedroom detached property
- ◆ Double-glazed conservatory
- ◆ Private courtyard garden
- ◆ Close to train station and shops
- ◆ Bursting with character
- ◆ EPC rating E

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New Road, Polegate, Eastbourne

£1,300 PCM



Northwood are delighted to welcome to market this unique two bedroom detached house in Polegate,

Accommodation comprises: lounge, large kitchen/diner with range cooker and double-glazed conservatory extension, two double bedrooms, one with a fantastic picture window affording views over Polegate and a bathroom with separate shower cubicle.

Further benefits include gas central heating, double glazing, enclosed porch and private courtyard garden.





Located a couple of minutes walk from the mainline Polegate train station and village shops with easy access to the A27 and the South Downs, this beautiful detached house is cosy, charming and packed with period features. This stunning home provides the perfect balance between modern living and old world charm.

Please view our immersive virtual tour to fully appreciate this amazing property:

<https://tour.giraffe360.com/eaef33b8cbdb49249656405c84620701>

Mobile Phone Coverage and Broadband speeds can be checked on the Ofcom website:

<https://checker.ofcom.org.uk/>

Council Tax Band: C £2319

Holding Deposit: £300.00 (one week's rent)

Full Deposit: £1500.00 (Holding Deposit + extra 4 weeks' rent to make a 5 week deposit)

1st month's rent + Full Deposit: £2800.00

Minimum Tenancy: 6 months

Total household income must exceed £39,000.00 to be considered for this property.

This property is managed by Northwood, should a maintenance issue arise, it can be reported 24 hours a day via our website.









Northwood

81-83 South Street

Eastbourne

BN21 4LR

01323 744544

eastbourne@northwooduk.com