

**TO LET**



**Lewes Road, Whitesmith, Lewes**  
**£895 pcm**

  
**MARTIN&CO**



**Lewes Road, Whitesmith,**

**Lewes**

Annexe,

1 bedroom, 1 bathroom

£895 pcm

Date available: Now

Deposit: £1032

Unfurnished

Council Tax band: A

- Garden
- Semi-Rural Location
- UPVC Double Glazing
- Water Rates included

Well presented one bedroom garden annexe situated in a semi-rural location.

Available date - Now

Holding Deposit - £206.00

Rent - £895pcm

Deposit - £1032

Council Tax Band – 'A'

Electricity Supply – Mains services

Water Supply – Included in rent

Sewerage – Mains services



- Heating – Electric
- Broadband – Superfast available
- Mobile Signal Coverage – Good coverage
- Parking – Parking space

LOUNGE 13' 2" x 10' 2" (4.02m x 3.12m) Spacious room with French Door leading to enclosed garden.

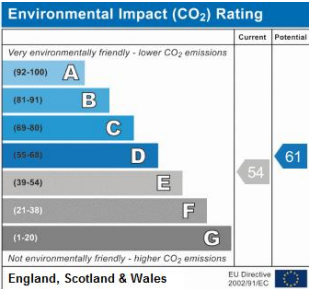
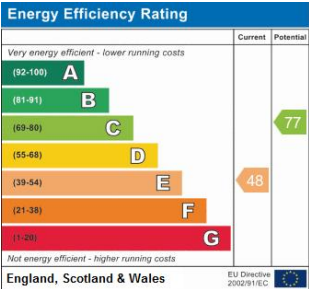
KITCHEN/BREAKFAST ROOM 13' 9" x 6' 5" (4.20m x 1.96m) Fitter with a range of modern eye level and base units, fan assisted electric oven and hob.

BEDROOM 13' 8" x 9' 8" (4.19m x 2.97m) Double Bedroom

BATHROOM Fitted with a white suite and over the bath shower attachment. Heated towel rail.

OUTSIDE Enclosed garden laid mostly to lawn. Wooden Shed.

Water Rates Included



## Martin & Co Uckfield

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**Accuracy:** References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / Laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and 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.