

TO LET



Frenches Farm Drive, Heathfield
£1,250 pcm


MARTIN & CO

Frenches Farm Drive, Heathfield

Mid Terraced House,
2 bedroom, 1 bathroom

£1,250 pcm

Date available: 1st August 2024

Deposit: £1,442

Unfurnished

Council Tax band:

- Quiet Cul-de-sac
- Two Double Bedrooms
- UPVC Double Glazing
- West Facing Garden
- Parking Space

Available Date - 1st August 2024

Holding Deposit - £288.00

Rent - £1250pcm

Deposit - £1442.00

Council Tax Band – 'B'

Electricity Supply – Mains services

Water Supply – Mains services

Sewerage – Mains services

Heating – Gas

Broadband – Ultrafast Available (According to Ofcom)

Mobile Signal Coverage – Limited/Likely indoor & Likely



outdoor (According to Ofcom)
 Parking – Allocated Parking Space

ENTRANCE HALL

LOUNGE/DINER 11' 10" x 15' 2" (3.62m x 4.63m) Light and airy room with patio doors leading out to the rear garden

KITCHEN 5' 7" x 8' 11" (1.71m x 2.74m) Modern kitchen fitted with a range of eye level and base units, electric oven and gas hob.

FIRST FLOOR 0' 0" x 0' 0"

MASTER BEDROOM 11' 8" x 10' 3" (3.58m x 3.13m)
 Double bedroom

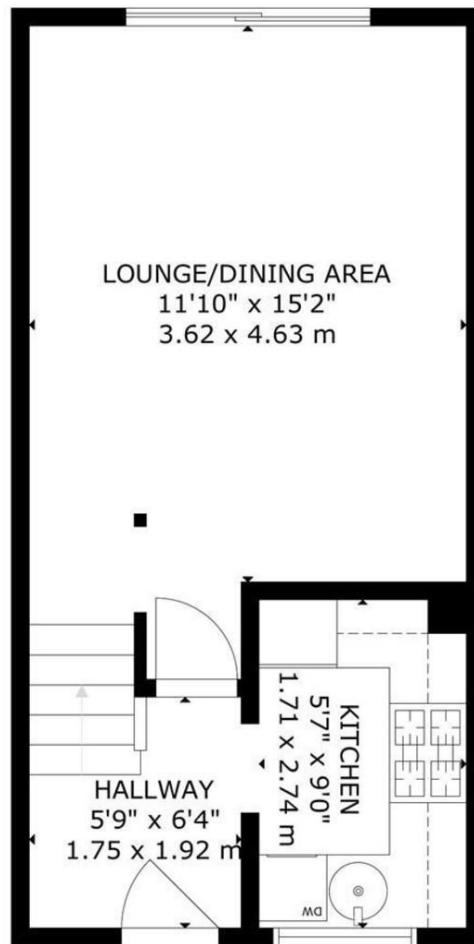
BEDROOM TWO 11' 8" x 8' 11" (3.58m x 2.72m) Double bedroom

BATHROOM 5' 6" x 6' 7" (1.68m x 2.01m) Contemporary bathroom suite with shower over bath and heated towel rail.

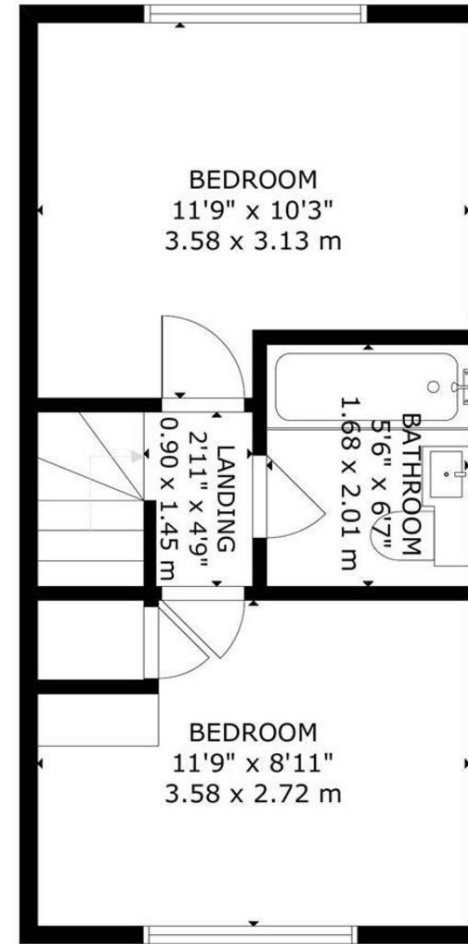
OUTSIDE The rear aspect is a West facing garden with a landscaped patio area. The property benefits from an allocated parking space.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		91
(81-91) B		
(69-80) C	74	
(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	



FLOOR 1



FLOOR 2

GROSS INTERNAL AREA
TOTAL: 54 m²/583 sq ft
FLOOR 1: 27 m²/293 sq ft, FLOOR 2: 27 m²/290 sq ft
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

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