



**Balcombe Court, Balcombe Road, Peacehaven, BN10 7QW**  
£1,050 pcm

**CarruthersandLuck**  
SalesandLettings



## Balcombe Court

Balcombe Road, Peacehaven, BN10 7QW

Top floor one-bedroom flat with off-road parking, modern kitchen, built-in storage, shower room, gas central heating, double glazing, and neutral decor throughout.

- Good size top floor flat
- Off-road parking
- Gas central heating
- Modern kitchen units
- Close to local Bus routes
- Shower Room
- Double glazed
- Council Tax Band A
- EPC = C



# Balcombe Court

Balcombe Road, Peacehaven, BN10 7QW

Top floor one-bedroom flat with off road parking. The property features a spacious reception room finished in neutral decor, modern kitchen is equipped with sleek white cabinetry, an integrated oven and hob, complemented by a subway tile backsplash and ample counter space. The bedroom includes built-in storage with white doors and a soft grey carpet, providing both comfort and practicality. Shower room with a modern basin set against a fresh colour scheme. Other benefits include gas central heating and double glazing ensures comfort throughout the year, while the flat's neutral interiors provide a versatile backdrop for any style of furnishings.

The property is offered on an unfurnished basis, available 17th April, council tax is a Band A, the EPC is Band C.

Council Tax band: A

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C





# Carruthers and Luck Sales and Lettings

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