

# HUNT FRAME

ESTATE AGENTS



**114 Seaside**  
Eastbourne, BN22 7QP

**£800 Per Month**

 1  1  1  E



| Energy Efficiency Rating                    |         |           | Environmental Impact (CO <sub>2</sub> ) Rating                  |         |           |
|---------------------------------------------|---------|-----------|-----------------------------------------------------------------|---------|-----------|
|                                             | Current | Potential |                                                                 | Current | Potential |
| Very energy efficient - lower running costs |         |           | Very environmentally friendly - lower CO <sub>2</sub> emissions |         |           |
| (92 plus) A                                 |         |           | (92 plus) A                                                     |         |           |
| (81-91) B                                   |         |           | (81-91) B                                                       |         |           |
| (69-80) C                                   |         |           | (69-80) C                                                       |         |           |
| (55-68) D                                   |         |           | (55-68) D                                                       |         |           |
| (39-54) E                                   |         |           | (39-54) E                                                       |         |           |
| (21-38) F                                   |         |           | (21-38) F                                                       |         |           |
| (1-20) G                                    |         |           | (1-20) G                                                        |         |           |
| Not energy efficient - higher running costs |         |           | Not environmentally friendly - higher CO <sub>2</sub> emissions |         |           |
| England & Wales                             |         |           | England & Wales                                                 |         |           |
| EU Directive 2002/91/EC                     |         |           | EU Directive 2002/91/EC                                         |         |           |

## Viewing

Please contact us on 01323 737373 if you wish to arrange a viewing appointment for this property or require further information.

- ONE BEDROOM
- SPLIT LEVEL FLAT
- ELECTRIC RADIATOR HEATING
- ENTRANCE COURTYARD
- MODERN KITCHEN WITH OVEN
- MODERN SHOWER ROOM AND HOB
- AVAILABLE SEPTEMBER

IF INTERESTED IN THIS PROPERTY, PLEASE CLICK ON 'EMAIL AGENT' OR 'REQUEST DETAILS' TO FILL OUT AN EMAIL CONTACT FORM, YOU WILL THEN BE EMAILED ON-LINE QUESTIONNAIRE TO COMPLETE. WE ARE UNABLE TO COMPLETE THESE OVER THE PHONE.

A one bedroom split level flat situated above office premises, comprising Ground Floor Kitchen, First floor Living room, Bedroom and Shower Room. Modern electric radiator heating. Private entrance at the rear. Entrance courtyard. Council Tax: A EPC rated: E Available September.

1 weeks rent as a holding deposit £196.15  
5 weeks rent as a security deposit £980.76



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

16 Cornfield Road, Eastbourne, East Sussex, BN21 4QE  
Tel: 01323 737373 | [lettings@huntframe.co.uk](mailto:lettings@huntframe.co.uk)

[www.huntframe.co.uk](http://www.huntframe.co.uk)