



# TOWN RENTALS



01323 417700



0 Bedroom



1 Reception



1 Bathroom

## £775 PCM



## 24 Enys Road, Eastbourne BN21 2DX

Town Rentals are delighted to offer this recently refurbished first floor studio flat with spacious bay fronted studio room, modern kitchen, shower room, double glazing and electric heating. This property is enviably situated in the Upperton Area of Eastbourne, just a short walk to Eastbourne's train station, town centre and bus routes.

**Main Features**

- Bay Fronted Studio Flat
- First Floor
- Modern Kitchen
- Double Glazing
- Shower Room
- HOLDING DEPOSIT: £178
- AFFORDABILITY CRITERIA: £23,250 PER ANNUM
- COUNCIL TAX BAND: A
- 1 MONTH INITIAL TENANCY TERM (IN LINE WITH RRA EFFECTIVE 01/05/2026)
- EPC: C

**Hallway**

With fitted carpet and doors to -

**Studio Room**

18'6" x 15'9" (5.66 x 4.81)

With fitted carpet, entry phone system, electric heater, TV and telephone point, built in wardrobe, bay window to front aspect and doorway to -

**Kitchen**

7'9" x 5'2" (2.38 x 1.60)

With vinyl flooring (new flooring being installed 02/04/2026), a range of wall and base units, single drainer sink unit with mixer tap, electric oven and hob, cooker hood, part tiled walls and space for washing machine or under counter fridge/freezer.

**Shower Room**

With vinyl flooring, tiled walls, basin, low level WC, shower cubicle with electric shower, wall mounted heater and extractor fan.

**Other Information**

**\*\*Whilst we make every effort to ensure these details are accurate, we are unable to check telephone and TV connection points, inspect loft access or check the working condition of appliances. To a large extent we do rely on the information provided by the landlord. Contractual obligations may require the rent, holding deposit and tenancy deposit to differ in price than what is outlined above\*\***

