



TOWN RENTALS



01323 417700



2 Bedroom



1 Reception



2 Bathroom

£1,200 PCM



18-20 Trinity Trees, Eastbourne BN21 3LE

Town Rentals are delighted to offer to the market this 2nd floor, 2 double bedroom flat offering a passenger lift, modern kitchen with integrated appliances, spacious dual aspect living room, en-suite shower room, modern bathroom and gas central heating. This property is enviably situated within Eastbourne's town centre within walking distance of Eastbourne's seafront, train station, The Beacon shopping centre, bus routes, shops and restaurants.

Main Features

- 2 Bedroom Second Floor Flat
- Passenger Lift
- Modern Kitchen & Spacious Living Room
- Modern Bathroom
- Gas Central Heating
- Modern En-Suite Shower Room
- HOLDING DEPOSIT: £276
- AFFORDABILITY CRITERIA: £36,000 PER ANNUM
- COUNCIL TAX BAND: C
- EPC: C

Hallway

With fitted carpet, radiator, entry phone system, ceiling spotlights, storage cupboard and doors to -

Kitchen

11'2" x 7'0" (3.41 x 2.15)
With vinyl flooring, a range of wall and base units, one and a half bowl single drainer sink unit, gas hob with cooker hood over, electric oven, integrated washer/dryer, integrated dishwasher, integrated fridge/freezer, radiator and window to side aspect.

Living Room

15'11" x 15'5" (4.87 x 4.72)
With fitted carpet, TV and telephone points, radiator and windows to front and side aspect.

Bathroom

With vinyl flooring, part panelled walls, bath with mixer tap and handheld shower attachment, low level WX, basin with mixer tap, ceiling spotlights and heated towel rail.

Bedroom 1

12'8" x 9'10" (3.88 x 3.01)
With fitted carpet, radiator, built-in wardrobes, TV and telephone points, 3 x window to front aspect and door to -

En-Suite

With vinyl flooring, part panelled walls, basin with mixer tap, shower cubicle, heated towel rail and ceiling spotlights.

Bedroom 2

10'9" x 8'11" (3.29 x 2.74)
With fitted carpet, TV and telephone points, radiator and window to side aspect.

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****

