



meridian  
PROPERTY

**Avenue Lane**  
Eastbourne, BN21 3UL

- Three Bedroom House
- Modern and Well Presented
- Fitted Kitchen and Bathroom
- Open Plan Lounge/Diner
- Allocated Off Road Parking

**Rent: £1,600 pcm**  
EPC Rating 'C'





## Description

We are pleased to offer To Let this modern and well presented terraced home situated in a central position close to Eastbourne town center allowing easy access to the shopping center and train station.

The accommodation comprises a modern kitchen with an open plan lounge/diner, three bedrooms and a family bathroom.

Further features include gas central heating, double glazing and allocated off road parking



Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C	73 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements