

# Abbott & Abbott

Estate Agents, Valuers and Lettings



## Penthouse 2 St Johns 11 Queens Gardens, Eastbourne, **£1,100 Per Calendar Month**



Situated in the sought-after Queens Gardens area of Eastbourne, this three-bedroom top floor maisonette offers spacious and versatile accommodation arranged over two levels, with the added benefit of lift access.

The property features a bright and airy living room, ideal for both relaxing and entertaining, alongside a separate kitchen providing ample storage and workspace. The layout is thoughtfully designed, with a convenient downstairs shower room, while upstairs comprises three bedrooms and a family bathroom.

**\*\*PLEASE NOTE - The property has been redecorated throughout and will have new carpets before a new tenant moves in\*\***

- Three bedrooms
- Lift access
- Permit street parking
- Central location
- The security deposit required for this property is £1,269.23
- Top floor maisonette
- Electric heating
- Ample storage
- The holding deposit required for this property is £253.84
- An annual income of £33,000 is required to pass references for this property.



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