



TOWN RENTALS



01323 417700



2 Bedroom



1 Reception



1 Bathroom

£1,250 PCM



30 Upperton Road, Eastbourne BN21 1JS

****AVAILABLE NOW**** Town Rentals are delighted to offer this well presented two double bedroom third floor flat offering a passenger lift, spacious living room with spectacular views, separate kitchen, modern shower room, separate WC, double glazing, gas central heating, parking space on a first come first serve basis and large storage room. The property is enviably situated within walking distance of bus routes, local amenities, Eastbourne's town centre and train station.

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Main Features

- 2 Bedroom Flat
- Spectacular Views
- Modern Shower Room
- Storage Unit
- Passenger Lift
- Parking First Come First Serve
- HOLDING DEPOSIT: £288
- AFFORDABILITY CRITERIA:
£39,000 PER ANNUM
- COUNCIL TAX BAND: B
- EPC: C

Hallway

Carpet, entry phone, cupboard and doors to-

Kitchen

Tiled floor, part tiled walls, range of wall and floor mounted units, gas hob with extractor over, oven, window to the rear, fridge freezer and washing machine (both gifted and therefore not maintained by the landlord)

Living Room

21'1 x 13'10 (6.43m x 4.22m)

Carpet, window to the front with far reaching views of Eastbourne, 2 x radiators, telephone point and door to-

Inner Hallway

Carpet, radiator and doors to-

Bedroom 1

17'3 x 12'0 (5.26m x 3.66m)

Carpet, far reaching views of Eastbourne and fitted cupboard.

Bedroom 2

10'11 x 8'11 (3.33m x 2.72m)

Carpet, window to the rear and fitted cupboard.

Shower Room

Tiled floor, part tiled walls, heated towel rail, large shower with shower screen and a cupboard.

WC

Tiled floor, part tiled walls, WC and window to the rear.

Storage Cupboard

Located on the first floor and lockable sizeable storage cupboard.

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****

