



TOWN RENTALS



☎ 01323 417700



1 Bedroom



1 Reception



1 Bathroom

£1,000 PCM



Hankham Lodge Hankham Hall Road, Westham BN24 5AG

Town Rentals are delighted to offer a newly converted building in the beautifully picturesque semi-rural Hankham area, offering tranquil living. This first floor flat benefits from a living/dining room, open plan kitchen, double bedroom with field views, modern shower room, gas central heating, double glazing, communal garden, bike store and off street parking. This property is enviably situated close to bus routes, Hankham Primary School whilst being 1 mile from Pevensey & Westham station, local amenities, pubs and Pevensey Castle.

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Main Features

- 1 Bedroom First Floor Flat
- Living/Dining Room & Open Plan Kitchen
- Modern Shower Room
- Double Bedroom with Field Views
- Gas Central Heating & Double Glazing
- Communal Gardens, Off Street Parking & Bike Store
- HOLDING DEPOSIT: £230
- AFFORDABILITY CRITERIA: £30,000 PER ANNUM
- COUNCIL TAX BAND: NEW BUILD - BAN NOT YET AVAILABLE
- EPC: B

Entrance

An entrance with elegantly restored character features and leading to first floor landing with door to -

Hallway

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

Living/Dining Room

20'1" x 7'7" (6.13 x 2.32)

With fitted carpet, radiator, TV point, 2 x window to side aspect and open to -

Kitchen

9'0" x 6'9" (2.75 x 2.07)

With LVT flooring, part tiled walls, a range of wall and base units, single drainer sink unit with mixer tap, gas hob, electric oven, cooker hood, space for fridge/freezer, space for washing machine, space for slimline dishwasher and ceiling spotlights.

Bedroom

13'8" x 11'6" (4.19 x 3.53)

With fitted carpet, radiator, TV point and large window to front aspect with stunning views over fields.

Shower Room

With LVT flooring, part tiled walls, basin set in vanity unit with mixer tap, low level WC, shower cubicle with wall mounted rainfall shower over, additional handheld shower attachment, chrome heated towel rail, ceiling spotlights and extractor fan.

Garden

There are communal gardens to the rear of the building.

Outside

There is ample off street parking on a first come first serve basis and communal bicycle storage unit.

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****

