



HOME + CASTLE
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Grove Road, Eastbourne, BN21 4TT

| Apartment | 1 Bedrooms

A one bedroom maisonette conveniently located in Eastbourne Town Centre. This property is ideally situated, with a range of shops and restaurants just a stone's throw away. The property benefits from an open plan kitchen/ living room, a double bedroom and modern three piece suite bathroom. Eastbourne seafront, the mainline railway station and bus stops are just a short walk away.

TO LET
£900 PER
MONTH

Approach

The property is approached from the rear of the building. there are metal stairs leading to the private entrance.

Open Plan Kitchen / Living Room 10'11" x 18'1" (3.33 x 5.53)

As you come through the front door you are welcomed into the open plan kitchen / living room. The living room is fitted with grey carpet and a pendant light fitting. With ample power point sockets and a double glazed window to the side aspect. As you head to the kitchen there is an under stairs cupboard which is great for storage. The kitchen is fitted with a range of base wall and drawer units with fitted complimentary worktops and a stainless steel sink, The kitchen benefits from a built in oven, electric hob and extractor fan.

Bedroom 8'3" x 10'5" (2.54 x 3.20)

Double bedroom with grey carpet, pendant light fittings, ample power point sockets and double glazed window to the front aspect.

Bathroom 6'2" x 7'6" (1.88 x 2.29)

A modern three piece suite with panelled bath and shower hose attachment, WC, and basin with vanity unit beneath and led mirror above. With vinyl flooring, light fitting and electric towel rail.

Additional Information

EPC- D



Council Tax- Band A

Floor Plan

Area Map



Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC 	
Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC 	

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