



HOME + CASTLE
ESTATE AGENTS

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Jevington Gardens, Eastbourne, BN21

Flat | 1 Bedroom

Well presented, lower ground floor, 1 bedroom flat, located to the rear of the property with courtyard and patio area. Kitchen with range of cupboards, drawer and worktops. Double glazed and electric heating.

Great location, within minutes of the seafront, local parks, shops and Eastbourne town centre.

Please Note - This is a "No Smoking" Building.

TO LET

£750 PCM

Lower Ground Floor

Located on Lower Ground Floor and to the rear of the building. Steps down to main door leading to communal hallway with motion sensor ceiling lighting. Private door to Flat 3 at the end of the hallway.

Dimensions

All dimensions supplied are for guidance purposes only and do not form part of any contract. No systems or services have been tested.

Open Plan Living Area 9'6" x 9' (2.90m x 2.74m)

Fitted kitchen with range of cupboards, drawer, worktops, stainless steel sink. Space for under counter fridge freezer. Power points, BT point, pendant light, Dimplex wall-mounted electric heater. Vinyl flooring. Double glazed window (top half opaque) with blind and half-glazed door to courtyard at side and patio area to the rear.

Hall 4'4" x 4'4" (1.32m x 1.32m)

Leading to shower room and bedroom. Built-in storage and shelving. Vinyl flooring.

Bedroom 11'8" x 9'8" (3.56m x 2.95m)

Dual aspect with double glazed window to courtyard area at side of property plus double glazed window to patio area at rear of property. Power points, Dimplex wall-mounted electric heater, pendant light, blinds and curtain pole.

Bathroom 5'2" x 4'9" (1.57m x 1.45m)

Cubicle with electric shower, WC and basin. Panelled walls and vinyl flooring.

Courtyard to Side 39' x 6'6" (11.89m x 1.98m)

Plenty of outside space.

Patio Area 18'3" x 11'7" (5.56m x 3.53m)

Ideal space for table and chairs. Shed for additional storage. Gate offering access from the rear.

Additional Information

Please Note - This is a "No-Smoking" Building.

1 weeks rent as a holding deposit £216

5 weeks rent as a security deposit £865

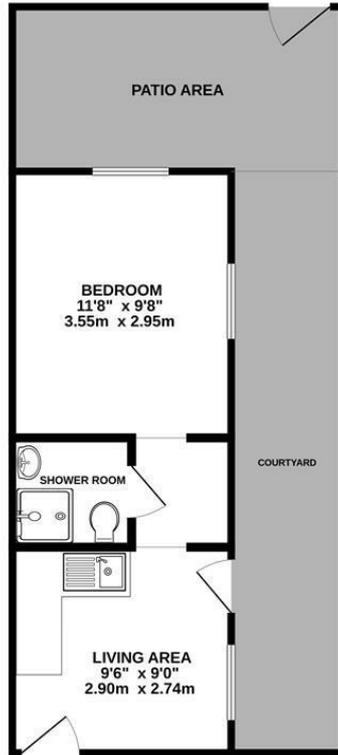
Energy Performance Rating C.

Eastbourne Council Tax Band A - Currently £1,610.97 p.a.

Single Person Occupancy - Council Tax £1,208.23 p.a.

Floor Plan

LOWER GROUND FLOOR FLAT
240 sq.ft. (22.3 sq.m.) approx.



1 BEDROOM FLAT

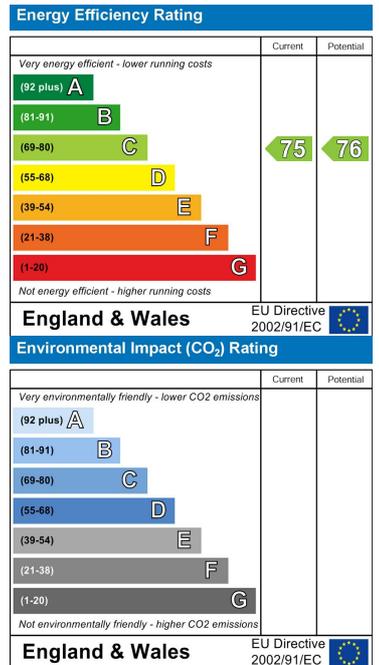
TOTAL FLOOR AREA: 240 sq.ft. (22.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.