



Rose Walk Close, Newhaven, BN9 9NL
£1,250 pcm

CarruthersandLuck
SalesandLettings

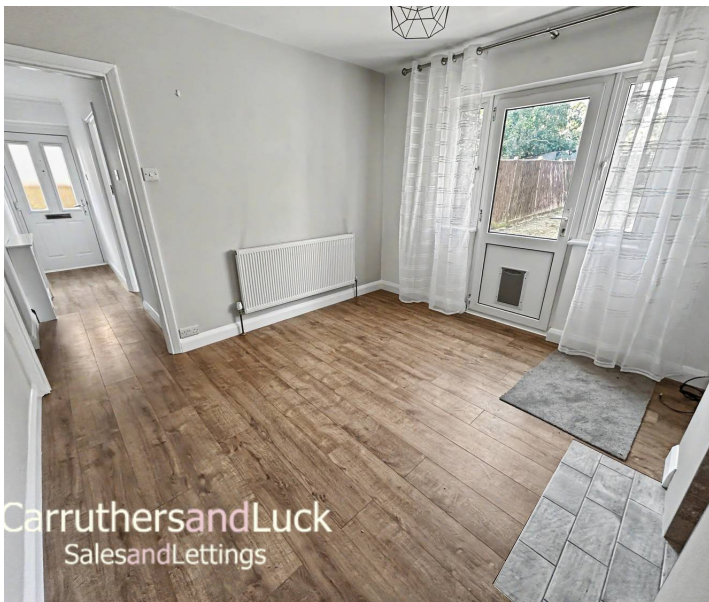


Rose Walk Close

Newhaven, BN9 9NL

Modern two-bedroom ground floor flat with private entrance, stylish kitchen, bright reception, rear garden, new carpets, and fresh décor. Unfurnished. Council tax band B. EPC C. Available now.

- Ground floor flat
- Front and back garden
- Private entrance
- Modern kitchen
- Modern bathroom
- Gas central heating
- Double glazed
- Council tax band B
- EPC = C



CarruthersandLuck
SalesandLettings

Rose Walk Close

Newhaven, BN9 9NL

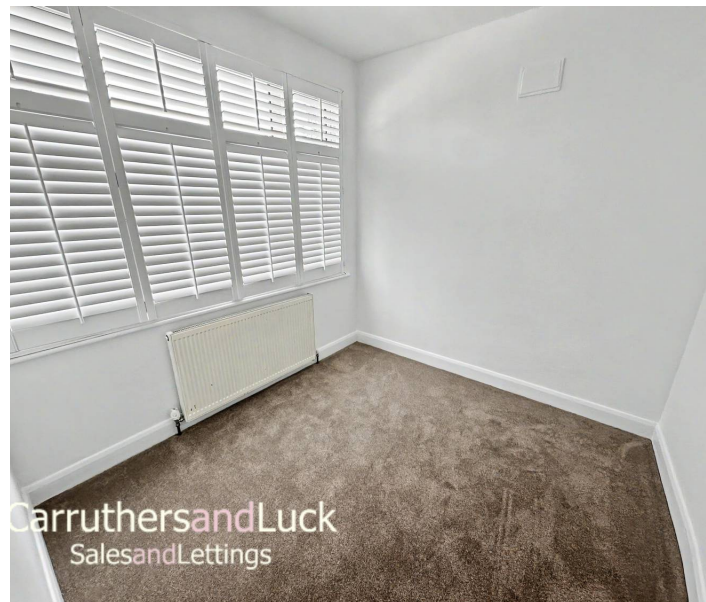
Step inside this beautifully presented two-bedroom ground floor flat, offering a fresh and modern feel throughout. The bright and airy reception room features a decorative fireplace, and direct access to the rear garden – perfect for relaxing. The flat benefits from a sleek, contemporary kitchen with a free standing cooker, wood effect countertops, and stylish black tile backsplash, making it a functional and inviting space for any home cook. Both bedrooms are finished with neutral carpeting and large windows with shutters, providing plenty of natural light and a cosy atmosphere. The modern bathroom is designed with white subway tiles with the shower over the bath.

Additional features include a private entrance with a charming brick exterior and small front garden. The rear garden is a real highlight, with a generous lawn, patio area for outdoor dining. Freshly painted walls and new carpet flooring throughout add to the clean and inviting feel, while efficient radiator heating ensures comfort all year round. The property is available now, unfurnished with a council tax band B and an EPC C rating.

Council Tax band: B

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C





Carruthers and Luck Sales and Lettings

Carruthers & Luck, 233A South Coast Road – BN10 8LD

01273 585001

lettings@carruthersandluck.co.uk

www.carruthersandluck.co.uk



Follow us on Instagram
[@carruthersandluck](https://www.instagram.com/carruthersandluck)



Find us on Facebook
Carruthers Luck



CarruthersandLuck
SalesandLettings