



**3 Lewes Close,
Bexhill-On-Sea, East Sussex TN39 4DQ
£1,400 Per Month**

Rush Witt & Wilson are delighted to offer a 3 Bedroom detached bungalow in a desirable and secluded location. Further benefits from gardens to front and rear, off road parking and a garage with electric up & over door. Modern fitted kitchen and carpets with a further occasional room. View early to avoid disappointment. Available now . EPC Rating: D. COUNCIL TAX BAND: D


Accommodation comprises: Hallway, Modern kitchen, large lounge with patio doors to rear garden, shower Room, separate WC, large double bedroom with built in wardrobes, small double bedroom and to the first floor there is a double bedroom leading to a further occasional room. Well established, low maintenance rear garden which is laid to patio, garden and off road parking to the front with a garage with up & over electric door. Terms: £1615 deposit, 1st months' rent in advance. Following your viewing, in order to proceed with an application, a holding deposit equivalent to one weeks rent will be required to hold the property whilst references are being obtained. This will be taken off of your first months rent on move in upon successful completion of the referencing process. Please contact a member of staff for further details. For more information or to book a viewing, please call (01424) 430011. We are members of The Property Redress Scheme and CMP (client money protect scheme CMP002697).




- Hallway
- Modern Fitted Kitchen
- Reception Room
- Double Bedroom
- Small Double Bedroom
- Double Bedroom
- Occasional Room
- Shower Room
- Separate WC

Agents notes

These particulars are produced in good faith, but are intended to be a general guide only. It should also be noted that any measurements quoted are given for guidance only and are approximate and should not be relied upon for any other purpose. None of the services or appliances mentioned in these particulars have been tested unless required. Further information on broadband and mobile coverage and speeds can be found at Ofcom.org.uk/phones-and-broadband/coverage-and-speeds/Ofcom-checker/ According to the gov.uk website the property is located in an area at very low risk of flooding from surface water, rivers & seas.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		83
(69-80) C		
(55-68) D	60	
(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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