



Eridge Road
Crowborough, TN6 2SU

£2,500 Per Calendar Month



5



3



3



D

A deceptively spacious FIVE bedroom detached family home that needs to be viewed in order to be fully appreciated! Ideally located for Crowborough High Street and Goldsmiths Leisure Centre the accommodation comprises enclosed porch, entrance hall with wooden flooring, two large receptions with character features and an additional fitted kitchen/breakfast room with separate utility room and downstairs cloakroom. To the first floor are five bedrooms, ensuite shower room, second shower room and family bathroom with roll top bath. Outside are extensive rear gardens with shed and greenhouse and there is off street parking to the front.

COUNCIL TAX F EPC D



Please contact our Banfield Estate Agents Office on 01892 653333
if you wish to arrange a viewing appointment for this property or require further information.

that they are in good working order or that the property is in good structural condition or otherwise. These particulars are intended to give a fair description of the property, as a guide to Vendors) accept any liability in respect of their contents. b) they do not constitute an offer or contract of sale. c) None of these statements contained in these particulars is to be relied upon correctness of any statement or information in these particulars, and e) the Vendor(s) do not make or give and neither Banfield Residential Sales and Lettings Limited nor any person in their

01892 653333

Energy Efficiency Rating

Very energy efficient - lower running costs

Very energy inefficient - higher running costs

EU Directive 2002/91/EC

Member State	Current Rating	Target Rating
Austria	A	A
Belgium	B	B
Czechia	C	C
Denmark	D	D
France	E	E
Germany	F	F
Greece	G	G

Environmental Impact (CO₂) Rating

Very environmentally friendly - lower CO₂ emissions

Not environmentally friendly - higher CO₂ emissions

Member State	Current Rating	Target Rating
Austria	A	A
Belgium	B	B
Czechia	C	C
Denmark	D	D
France	E	E
Germany	F	F
Greece	G	G

Energy Efficiency Rating	
	Very energy efficient - lower running costs A
	B (6-9)
	C (5-8)
	D (4-5)
	E (3-4)
	F (2-3)
	G (1-2)
	<i>Not energy efficient - higher running costs</i>
EU Directive	England & Wales
Current	84
Potential	68

Environmental Impact (CO ₂) Rating	
Current	Very environmentally friendly - lower CO₂ emissions A (23 pbs) B (61-81) C (69-90) D (55-68) E (39-54) F (27-38) G (20) Not environmentally friendly - higher CO₂ emissions
Target	81 61