TOWN RENTALS

01323 417700

2 Bedroom | 1 Reception | 1 Bathroom

£1,150 PCM









31 Lewes Road, Eastbourne BN21 2BU

AVAILABLE NOW A spacious first floor flat on the borders of Upperton with two bedrooms, spacious living room and a kitchen/breakfast room with integrated and free standing appliances included. Further benefits include double glazing and gas central heating. In addition, there is a basement store room and communal gardens. Mainline railway station and nearby schools can all be found within close walking distance.

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Main Features

- Spacious Upperton Apartment
- 2 Bedrooms
- First Floor
- Modern Bathroom
- Double Glazing & Gas Central Heating
- Lockable Storage Room
- HOLDING DEPOSIT: £265
- AFFORDABILITY CRITERIA: £34,500 PER ANNUM
- COUNCIL TAX BAND: B
- EPC: C

Entrance
Communal entrance with security entry phone system. Communal hallway with stairs to first floor private entrance door to -

Hallway
Carpet, radiator, storage cupboard, airing cupboard and doors to-

Living Room
17'2 x 12'2
Radiator, carpet and window to front aspect.

Kitchen
11'6 x 9'1
Range of units comprising single drainer sink unit with mixer tap, part tiled walls and surrounding worksurfaces with cupboards and drawers under. Inset 4 ring gas hob and electric oven under. Extractor cooker hood. Fridge/freezer and washing machine (not maintained by the landlord). Range of wall mounted units. Radiator. Double glazed window to front aspect.

Bedroom 1
13'5 x 10'0
Radiator, carpet and window to rear aspect with far reaching views.

Bedroom 2
9'11 x 7'9
Radiator, carpet and window to rear aspect with far reaching views.

Bathroom
Suite comprising panelled bath with shower screen & wall mounted shower. Pedestal wash hand basin with mixer tap, low level WC, radiator, part tiled walls and frosted double glazed window.

Outside
Communal rear garden laid to lawn with trees and shrub borders.
There is also a lower ground floor basement room (No. 4) which is lockable.

Other Information
Whilst we make every effort to ensure these details are accurate, we are unable to check telephone and TV connection points, inspect loft access or check the working condition of appliances. To a large extent we do rely on the information provided by the landlord. Contractual obligations may require the rent, holding deposit and tenancy deposit to differ in price than what is outlined above

