

# HUNT FRAME

ESTATE AGENTS



## 37 Penshurst House 6 Groombridge Avenue, Princes Park, Eastbourne, BN22 7FG

PLEASE APPLY BY EMAIL ONLY FOR AN APPLICATION FORM. A two bedroom fifth floor flat with balcony enjoying sea views. Also benefitting from a master bedroom with an ensuite shower room, allocated parking space and gas central heating. AVAILABLE EARLY JUNE.

Security Deposit £1384.61  
Holding Deposit: £276.92  
Household referencing affordability: £36,000 P.A.

Council Tax Band: C

**£1,200 Per Month\* Fees Apply**

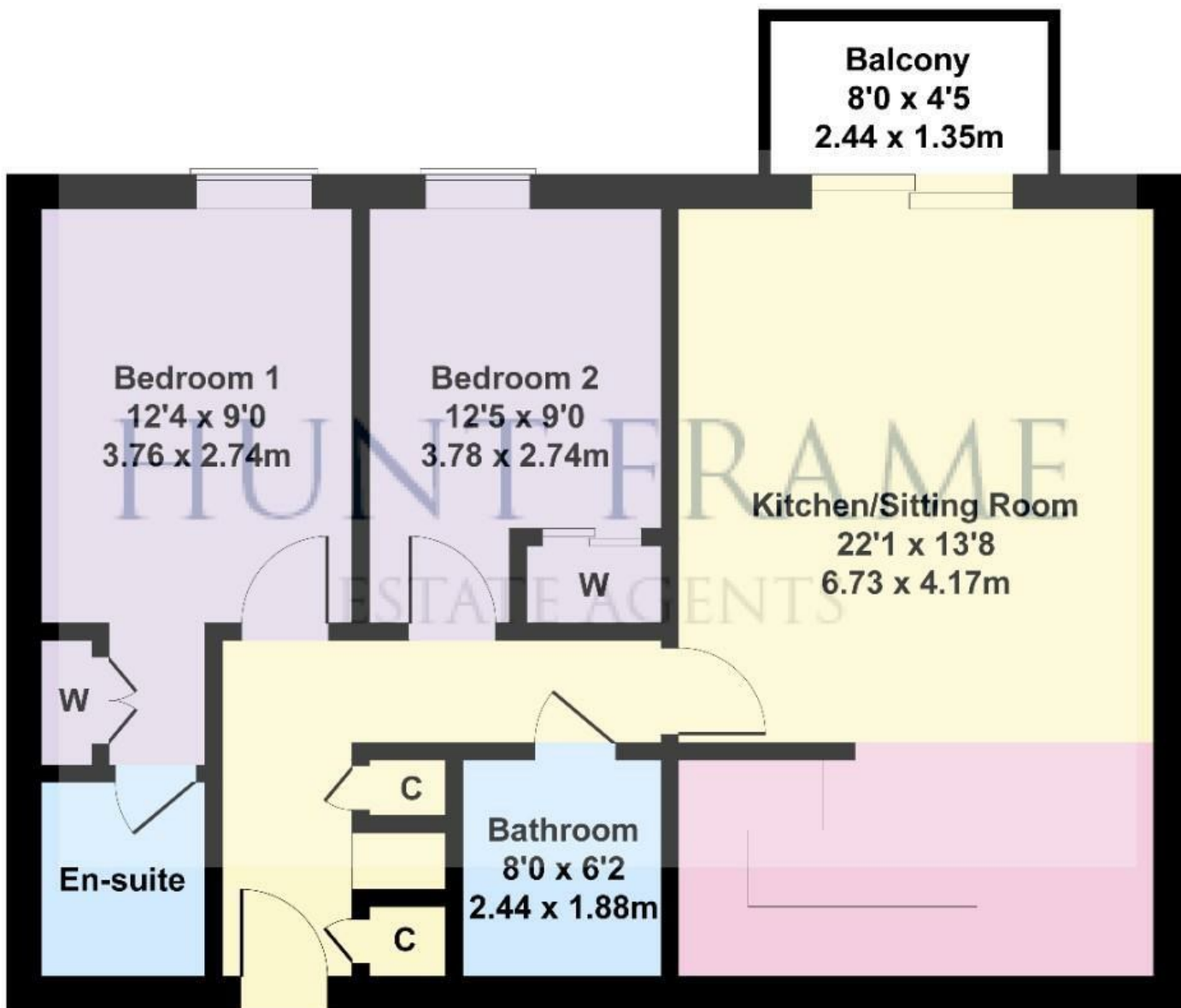
- PLEASE APPLY BY EMAIL ONLY FOR AN APPLICATION FORM
- CLICK 'CONTACT AGENT' OR 'FURTHER DETAILS' TO APPLY
- SEA VIEWS
- SITTING ROOM
- MODERN KITCHEN
- MASTER BEDROOM WITH EN-SUITE
- SECOND DOUBLE BEDROOM
- UNDER BLOCK PARKING
- PASSENGER LIFT
- AVAILABLE EARLY JUNE

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# 37 Penshurst House

Approximate Gross Internal Area  
707 sq ft - 66 sq m



Not to Scale. Produced by The Plan Portal on behalf of Hunt Frame.  
**For Illustrative.**

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		81	81
		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions			
England & Wales			
		EU Directive 2002/91/EC	