



# TOWN RENTALS



01323 417700



0 Bedroom



1 Reception



1 Bathroom

## £750 PCM



## 24 Enys Road, Eastbourne BN21 2DX

**\*\*AVAILABLE NOW\*\*** Town Rentals are delighted to offer this modern, ground floor bay-fronted studio flat offering a modern kitchen and shower room, double glazing and electric heating. The property is enviably situated close to Eastbourne's town centre, train station and bus routes.

Main Features

- Studio Flat
- Ground Floor
- Modern Kitchen
- Modern Shower Room
- Double Glazing
- HOLDING DEPOSIT: £173
- TENANCY DEPOSIT: £865
- COUNCIL TAX BAND:
- 12 MONTH INITIAL TENANCY TERM - 6 MONTH BREAK CLAUSE
- EPC: D

Studio Room

15'3" x 12'9" (4.67 x 3.91)  
Wall mounted electric heater, entry phone handset, heater, TV point, ceiling spotlights, bay window to the front and doors to -

Kitchen

8'6" x 4'9" (2.61 x 1.45)  
With vinyl flooring, part tiled walls, a range of wall and base units, single drainer sink unit with mixer tap, built-in electric hob and oven, cooker hood, under counter fridge/freezer and ceiling spotlights.

Shower Room

With vinyl flooring, part tiled walls, shower cubicle with electric shower, heater towel rail, low level WC and basin set in vanity with mixer tap.

Other

**\*\*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\*\***

