

# HUNT FRAME

ESTATE AGENTS

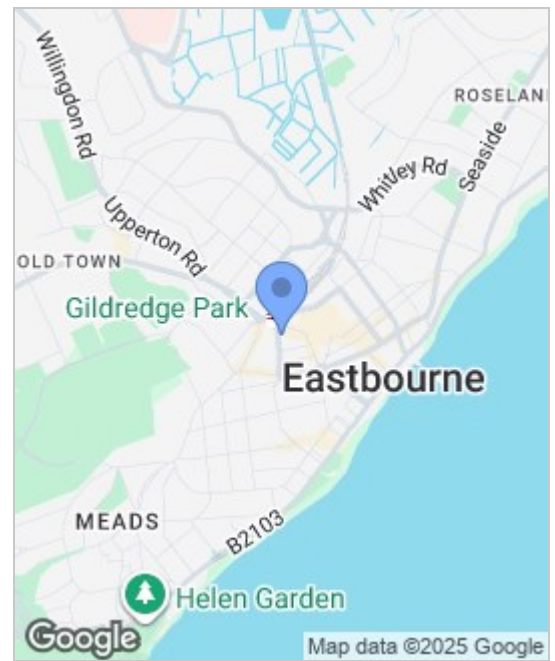


## 12 Berkeley House Gildredge Road

, Eastbourne, BN21 4SA

**£1,100 Per Month**

 2  1  1  B



Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

## Viewing

Please contact us on 01323 737373 if you wish to arrange a viewing appointment for this property or require further information.

- TOWN CENTRE LOCATION
- RECENTLY CONVERTED
- LUXURY BATHROOM
- ALLOCATED PARKING SPACE
- \*\*ZERO DEPOSIT OPTION AVAILABLE\*\*
- TWO BEDROOM APARTMENT
- KITCHEN WITH INTEGRATED APPLIANCES
- ELECTRIC HEATING
- AVAILABLE NOW
- PLEASE APPLY BY EMAIL

Conveniently located within Eastbourne town centre, literally minutes from Eastbourne railway station, a recently converted TWO BEDROOM flat with an ALLOCATED PARKING SPACE. Open plan lounge/kitchen with fully integrated appliances, luxury bathroom, double glazing and electric heating. AVAILABLE NOW. \*\* ZERO DEPOSIT ALTERNATIVE AVAILABLE\*\*

1 week holding deposit £253  
5 week security deposit £1269  
Eastbourne Council Tax Band B

Affordability is 30 x the rent



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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