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Taylor Engley



Flat 5, Meridian Court 23 - 25, Jevington Gardens, Eastbourne, East Sussex, BN21 4HR
£1,250 Per Calendar Month

AVAILABLE NOW, located in the desirable Jevington Gardens area of Eastbourne, this charming ground floor flat. Housing two well-proportioned bedrooms, this property is ideal for individuals and couples.

The flat boasts a bright and airy atmosphere, enhanced by its ground floor position, which provides easy access to the communal garden.



Jevington Gardens is known for its tranquil surroundings making it an excellent choice for those who appreciate a peaceful lifestyle while still being close to local amenities. Residents can enjoy nearby shops, cafes, and parks, all within a short distance, ensuring that everything you need is right at your fingertips.



The accommodation

Comprises:

Entrance Hall

12'4" x 5'0" (3.78 x 1.53)

Carpet, radiator.

Kitchen

10'9" x 7'10" (3.3 x 2.41)

Window to side, gas hob, electric oven, white goods, lino flooring.

Living Room

15'7" x 15'5" (4.76 x 4.70)

Windows to front and side, carpet, radiator.

Bedroom One

12'9" x 10'0" (3.89 x 3.05)

Window to rear, radiator, carpet.

Bedroom Two

11'1" x 6'11" (3.40 x 2.11)

Window to Front, carpet, radiator.

Bathroom

8'8" x 4'8" (2.65 x 1.44)

Corner shower, sink with vanity unit, tiled flooring, towel radiator

COUNCIL TAX BAND:

Council Tax Band - 'B' Eastbourne Borough Council

BROADBAND AND MOBILE PHONE

CHECKER:

For broadband and mobile phone information please see the following website:

www.checker.ofcom.org.uk

FOR CLARIFICATION:

We wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey nor tested the services, appliances & specific fittings. Room sizes cannot be relied upon for carpets and furnishings.

VIEWING ARRANGEMENTS:

All appointments are to be made through TAYLOR ENGLEY.

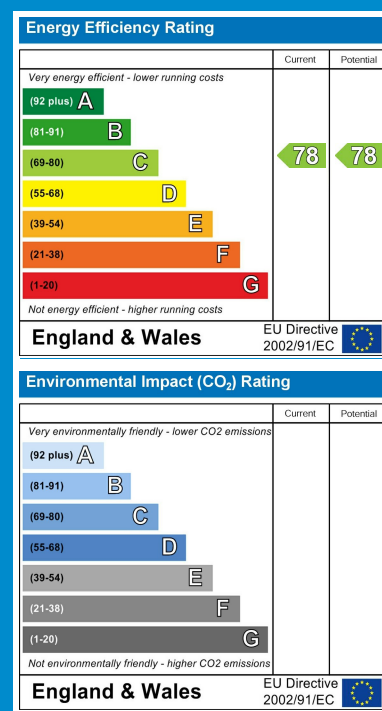
REFERENCES AND HOLDING PAYMENTS

*** IMPORTANT *** Please be advised that we will require a holding payment to the equivalent of one weeks rent prior to starting referencing. This will be held until the date of move in and will then be deducted from your final rent amount.

If you decide not to proceed with the tenancy, provide false or misleading information, fail a right to rent check or fail to take reasonable steps to enter into a tenancy agreement, then we will retain the holding payment to cover costs incurred.

If you require further clarification on the above, please do not hesitate to contact us on 01323 440000 or email lettings@taylor-engley.co.uk.





We are open 8.45 a.m - 5.45 p.m weekdays 9.00 a.m - 5.30 p.m Saturdays

These particulars are issued on the strict understanding that all negotiations are conducted through Taylor Engley. They do not constitute whole or part of an offer or contract. They are believed to be correct but are not to be relied on as statements and representations of fact and their accuracy is not guaranteed.

Any intending purchaser must satisfy himself by inspection or otherwise as to their correctness.

Taylor Engley is a trading name of Taylor Engley Limited, registered office: Railview Lofts, 19c Commercial Road, Eastbourne, East Sussex, BN21 3XE, company number 5477238, registered in England and Wales.

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