



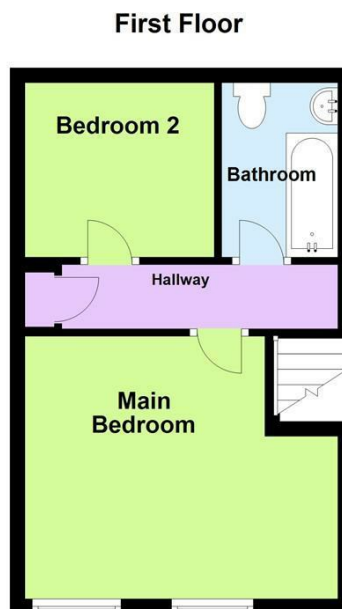
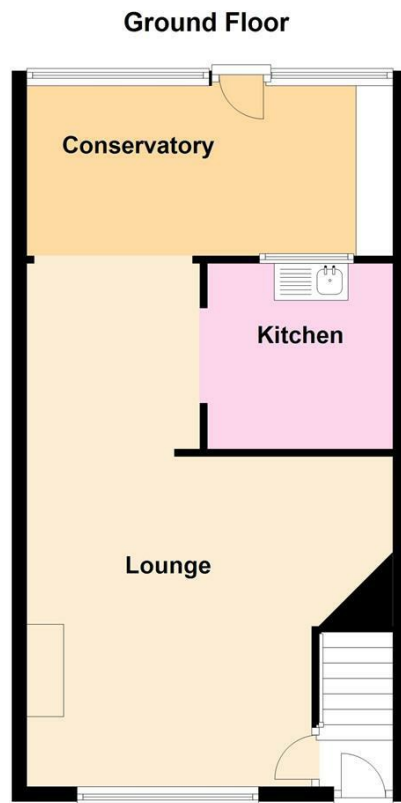
9 SPRING CLOSE EASTBOURNE, BN20 9HD

£1,350 PCM

AVAILABLE IMMEDIATELY UNFURNISHED - This two bedroom middle terrace house is conveniently located in Willingdon Village close by to local amenities. The property comprises of a open plan Living/Dining Room, a separate newly installed Kitchen comprising of a number of wall and base units, space for a freestanding fridge freezer, space & plumbing for a dishwasher, space for a freestanding cooker, a stainless steel sink and drainer, there is a Conservatory with Utility area comprising of wall and base units with worktop over, space and plumbing for a washing machine and space for a condensing tumble dryer, Master bedroom is a double with UPVC double glazed window, bedroom two is a small double with UPVC double glazed window, Family bathroom with shower over bath, basin, w/c, and UPVC double glazed window. Front and Rear gardens. The property benefits from gas central heating, UPVC double glazed windows throughout, and a single garage in a block close by. EPC - TBC. Council Tax Band - B £1,969.72 for the period 2025/26 (this is not included within the rent). Rent excludes Tenancy Deposit and any other permitted payments. Please contact us for further information.



Charles Cox
Property Lettings



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		88
(81-91) B		
(69-80) C	67	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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