

ANCELLS ESTATES LTD

PROPERTY LIST

TWO BEDROOMS

CLOVELLY, BLACKWATER ROAD, LOWER MEADS - A well presented two bedroom second (top) floor converted flat forming part of this impressive detached residence set within its own grounds. The property is situated in the sought after Lower Meads area of Eastbourne conveniently located for the Devonshire Park and Congress Theatres and the amenities of the town centre. The flat comprises an 18ft lounge and a re-fitted kitchen, a double bedroom, good size single bedroom & modern bathroom with a shower over the bath & heated towel rail. Further benefits include sealed unit double glazing, a new gas central heating system, lawned communal gardens, allocated parking with parking two cars.

Available Beginning of December – Unfurnished - £750 PCM

SORREL DRIVE, LANGNEY - This well presented terraced house is conveniently located for Langney Shopping Centre, bus routes & popular local schools. Small front garden laid to lawn. Entrance porch with storage shed. Hallway with plenty of space for either hanging coats etc or even a computer desk. Modern, fully fitted kitchen with integrated electric oven & gas hob, integrated fridge freezer & plumbing for a washing machine. Lounge / Diner with large storage cupboard & patio doors out to the low maintenance garden. Upstairs are two double bedrooms, one with a small storage cupboard, the other with large built in wardrobes. Modern partly tiled bathroom with an electric shower over the bath, wash hand basin & wc. The property benefits from gas central heating, double glazing & laminate flooring downstairs. Allocated parking to the side of the property.

Available End of January – Unfurnished - £795 PCM

Our Referencing Procedure

For employed applicants we require an employment reference along with a character reference (landlord/agent/colleague/solicitor).

For self-employed applicants we will require an accountant reference along with a character reference (landlord/agent/colleague/solicitor).

For students we require two character references (landlord/agent/colleague/solicitor).

For Housing Benefit applicants we require two character references (landlord/agent/colleague/solicitor).

PLEASE NOTE ALL OUR PROPERTIES REQUIRE A GUARANTOR (UK BASED & HOMEOWNER) UNLESS OTHERWISE ADVISED!

If your situation does not apply to any of the above please feel free to contact us to discuss, we still may be able to help you!

As standard our administration charges are £125 + VAT per tenant, this includes a contribution to the Deposit Protection Scheme. We will also require a months rent in advance and a months deposit (unless otherwise stated). A holding deposit is required on all our properties and is non refundable if you change your mind or your references do not meet our requirements. This is deducted from your deposit when you take possession of the property. If you have pets we will require a 'pet deposit' the cost will be advised.

Ancells Estates Limited
Mon to Fri 9.00am – 5.00pm