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Flat 35, Centauri Court 1 Midway Quay, Eastbourne, East Sussex, BN23 5DA
£2,400 PCM

Taylor Engley are delighted to offer to rent this WELL PRESENTED THREE BEDROOMED FIFTH FLOOR PENTHOUSE APARTMENT ENJOYING PANORAMIC VIEWS OVER THE HARBOUR AND OUT TO SEA. Situated on the north side of Eastbourne's Sovereign Harbour. The accommodation comprises open plan living/dining room, kitchen, balcony, three bedrooms - two with en-suite, family bathroom and an allocated car parking space.



Eastbourne's Sovereign Harbour has a selection of bars and restaurants as well as access to the nearby Sovereign Retail Park with its shopping facilities. Eastbourne's town centre with its mainline railway station and comprehensive shopping facilities is situated approximately five miles distant.

*** HARBOUR VIEWS * FIFTH FLOOR APARTMENT * THREE BEDROOMS * TWO EN-SUITES AND BATHROOM * OPEN PLAN LIVING/DINING ROOM * KITCHEN * BALCONY * ALLOCATED UNDERCOVER PARKING SPACE ***





The accommodation
Comprises:

Communal Entrance Hall
Lift and stairs rising to:

Fifth Floor Landing
Private front door opening to:

Hall
Entry phone system, carpet, cupboard with shelving and water tank.

Door leading to:

Open Plan Living / Dining Room
Carpet, windows to front and rear with built-in blinds and curtains. Doors opening to:

Balcony
With room for table and chairs and having stunning panoramic views.

Kitchen
Selection of eye and base level units with work surface, inset sink unit with mixer tap, electric oven and hob, tiled floor.

Bedroom 1
Carpet, built-in double wardrobe, window to rear with built-in blinds, door leading to balcony with stunning panoramic harbour views.

En-Suite Bathroom
Bath with handheld shower, double shower cubicle, low level wc, wash hand basin, tiled walls, tiled floor, ladder style radiator.

Bedroom 2
Window to front with built-in blind, carpet, built-in wardrobe.

En-Suite Shower Room
Double shower cubicle, low level wc, wash hand basin, tiled floor, heated towel rail.

Bedroom 3
Window to front with built-in blind, carpet, built-in wardrobe.

Bathroom
Bath with hand held shower over, wash hand basin, low level wc, tiled walls, tiled floor, heated towel rail, window to side with built-in blind.

Parking Space
One allocated under cover parking space.

COUNCIL TAX BAND:
Council Tax Band - 'G' 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 722222 or email lettings@taylor-engley.co.uk.

Extra Information
The apartment has visitor parking and also benefits from a full time care taker Monday-Friday.











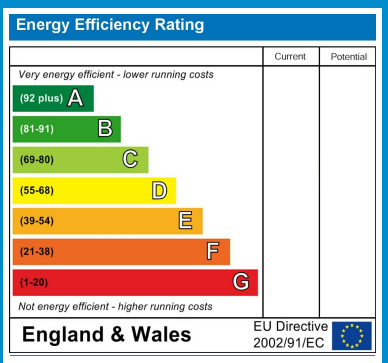


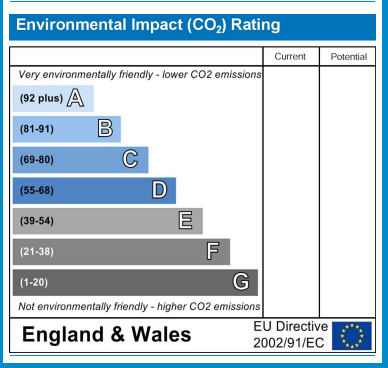












We are open 8.45 a.m - 5.45 p.m weekdays 9.00 a.m - 5.30 p.m Saturdays

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.
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