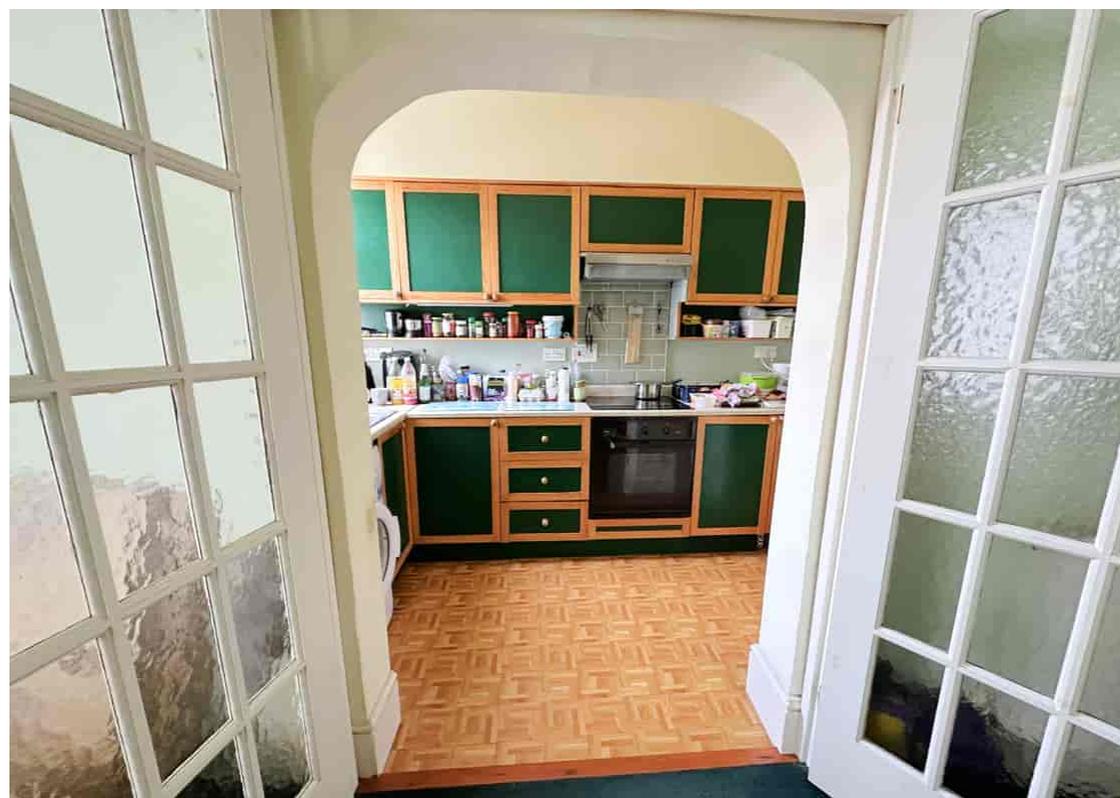




Flat 2, 27 Eversley Road, Bexhill-on-Sea, East Sussex, TN40 1HA  
£850 pcm





Property Cafe are delighted to offer this very spacious first floor flat to the lettings market, situated in the heart of Bexhill town centre, just a short distance to the seafront promenade, mainline railway station and the town's amenities. Internally this property has a well kept communal hallway with stairs rising to the first floor landing and flat entrance hallway offering access onto a very spacious lounge/diner with large bay window and a fitted kitchen with integrated oven/hob. to the rear of the property is a very spacious double bedroom with built in wardrobes and a modern bathroom with shower over bath, and airing cupboard. Additionally this fantastic property benefits from gas fired central heating, double glazing, a security entryphone system, colourful decor and is available late March 2026 on a long let and a minimum annual income of £25,500 per household is required to be eligible. For additional information or to arrange your internal viewing, please contact our Bexhill office on 01424 224488 Option 2.

1x Week holding deposit = £196.15

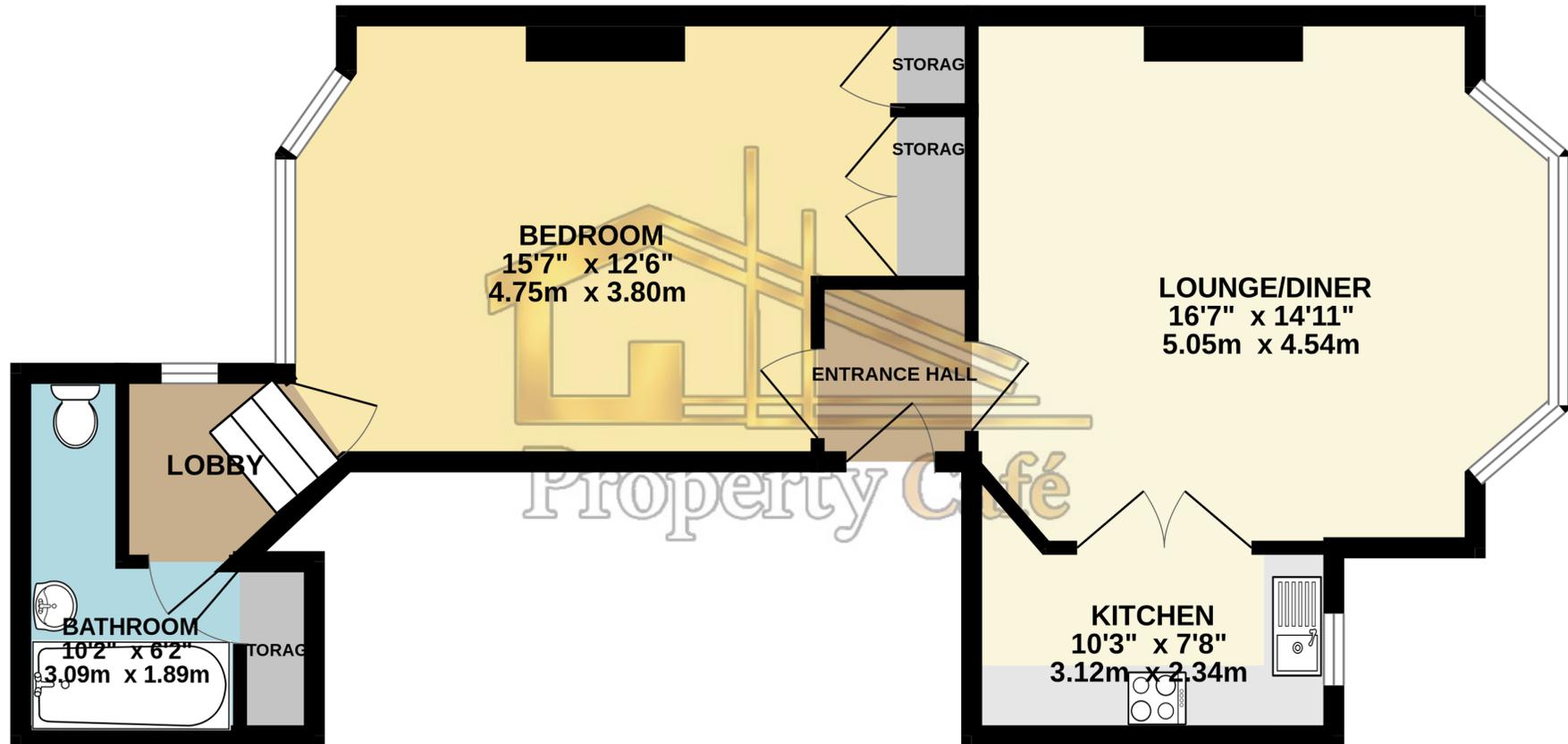
5x Weeks security deposit = £980.76

Minimum income required = £25,500



# GROUND FLOOR

595 sq.ft. (55.2 sq.m.) approx.



TOTAL FLOOR AREA : 595 sq.ft. (55.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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**Bedrooms:** 1  
**Receptions:** 1  
**Council Tax:** Band A  
**Council Tax:** Rate 1708  
**Parking Types:** Permit.  
**Heating Sources:** Central. Gas.  
**Electricity Supply:** Mains Supply.  
**EPC Rating:** C (70)  
**Water Supply:** Mains Supply.  
**Sewerage:** Mains Supply.  
**Broadband Connection Types:** FTTP.  
**Accessibility Types:** Not suitable for wheelchair users.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)		
<b>A</b>		
(81-91)		
<b>B</b>		
(69-80)		
<b>C</b>	70	77
(55-68)		
<b>D</b>		
(39-54)		
<b>E</b>		
(21-38)		
<b>F</b>		
(1-20)		
<b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		



Here at Property Cafe Limited we believe in full transparency. With the introduction of the Material Information Act, under the guidance of the 'National Trading Standards Estate and Lettings Agency Team' (NTSEALAT), 'Estate Agents Act 1979' and the 'Property Misdescription Act 1991', Every care has been taken to be as transparent and forthcoming with information described by the Act's in relation to the property and it's particulars.

Successful candidates will be required to provide a holding deposit payment of one calendar week, inline with the 'Tenant Fees Act 2019', which will constitute a proportion of the initial rental payment upon successful checks and references being accepted. Following successful referencing, tenants must pay a security deposit value of upto five calendar weeks, to be registered in conjunction with the Tenancy Deposit Protection Schemes (TDP) consisting of; Deposit Protection Service, Mydeposits and Tenancy Deposit Service which are refundable upon successfully vacating the property subject to term and conditions set out in their leasing agreement. All information was provided in good faith by third parties and is therefore subject to change.

- Spacious double bedroom.
    - First floor flat to let.
  - Spacious lounge/diner with bay window.
  - Double glazing and gas central heating.
  - In the heart of Bexhill town centre.
- Fitted kitchen with integrated oven/hob
  - Modern bathroom with shower over bath.
    - Security entryphone system.
    - Ample storage throughout.
    - Available late March 2026.