Property Café

16 Grenada Close, Eastbourne, East Sussex, BN23 5TJ

£1,300 pcm

Property Cafe are delighted to offer to the lettings market this immaculately presented first floor flat set in the sought after Eastbourne Harbor location, just a short distance to the stunning coastline, shopping outlets and recreational grounds. Internally the property has been refurbished to a high standard, in brief comprises; Private entrance with stairs rising to the first floor landing offering access onto a modern fitted kitchen with integrated oven-hob and fridge-freezer, a modern bathroom with shower over bath, a spacious lounge/diner with dual aspect and two good size double bedrooms. Additionally the property further benefits from gas fired central heating, and double glazing, off road parking for 1 car, a single garage, modern grey tones throughout and is available early May 2026 on a long let. A minimum annual income of £39,000 per household is required to be eligible with early internal viewings highly recommended. For additional information or to arrange your internal viewing, please contact our Bexhill office on 01424 224488.
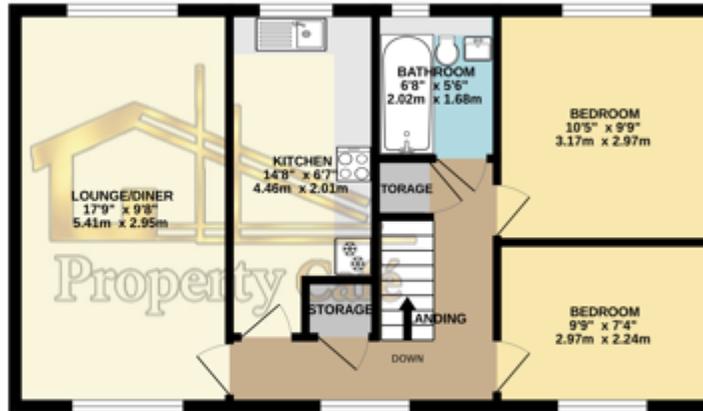
1x Week holding deposit = £300.00

5x Weeks security deposit = £1,500.00

Minimum income required = £39,000

UP

ENTRANCE HALL

LOUNGE/DINER
17'9" x 9'8"
5.41m x 2.95m

KITCHEN
14'8" x 6'7"
4.46m x 2.01m

BATHROOM
6'8" x 5'6"
2.02m x 1.68m

BEDROOM
10'5" x 9'9"
3.17m x 2.97m

STORAGE

STORAGE

LANDING

DOWN

BEDROOM
9'9" x 7'4"
2.97m x 2.24m

TOTAL FLOOR AREA : 603 sq.ft. (56.0 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.
Made with Metropix ©2026

Bedrooms: 2

Receptions: 1

Council Tax: Band C

Parking Types: Allocated. Garage.

Heating Sources: Central. Gas.

Electricity Supply: Mains Supply.

EPC Rating: C (77)

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+) A		
(81-91) B		
(69-80) C	77	77
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England, Scotland & Wales — EU Directive 2002/91/EC

Property Café

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.

- Two double bedrooms.
- Gas central heating and double glazing.
- Integrated Appliances
- Good size lounge/diner.
- Maisonette to let.

- Modern Fitted Kitchen
- Modern Fitted Bathroom
- Garage and off road parking.
- Available mid August 2021.