



## Directions

## Viewings

Viewings by arrangement only. Call 01825 701 030 to make an appointment.

## EPC Rating

C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		79	79
(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	



2 Enterprise House, Station Approach Farningham Road, Crowborough, East Sussex, TN6 2GF  
**£875 Per month**

- First Floor Flat in Small Purpose Built Block
- Open Plan Kitchen/Living Space
- Ideal Location for Mainline Railway Station
- Available Beginning of February
- Unfurnished
- One Double Bedroom
- Modern & Well Presented
- Allocated Parking Space
- Long Term Let
- EPC C - 79

## Station Approach Farningham Road, Crowborough TN6

305

A first floor, one bedroom flat ideally located close to the mainline railway station and local amenities of Jarvis Brook.



Council Tax Band: B



The accommodation is well presented and offers good size and modern accommodation.

This flat offers a light and bright open plan sitting room/kitchen which is neutrally decorated. A good size sitting room leads to the kitchen which is fitted with white cabinets and drawers and dark, stone-effect worktops. There is a built-in oven beneath a gas hob, complemented by a stainless steel extractor hood above.

The bathroom is fitted with a white suite including a toilet, pedestal basin, and a bathtub with a glass screen for shower use. The walls are tiled in a neutral beige shade with a decorative mosaic tile band.

The double bedroom offers ample space and a window to allow for fresh air and natural light. The property is available from the beginning of February, unfurnished and a long term let is offered.