



38c Royal George Road, Burgess Hill, West Sussex, RH15 9SE

£650 Per Calendar Month

www.psphomes.co.uk



A STUDIO APARTMENT located on the SECOND FLOOR of this converted period property. The accommodation is light and well presented throughout briefly comprising, entrance hall, living room/bedroom, kitchen/dining room and bathroom. Further attributes include gas central heating and double glazing. Royal George Road is conveniently located to take advantage of all Burgess Hill's comprehensive facilities. AVAILABLE unfurnished IMMEDIATELY. EPC rating C. STRICTLY NO CATS OR DOGS

Stairs leading to the second floor

ENTRANCE HALL

Radiator. Entryphone system.

LIVING ROOM/BEDROOM 13'8 x 10'10

Double glazed window to the rear. Radiator. Wooden style flooring. Freestanding wardrobe. Neutral painted walls

KITCHEN/DINING ROOM 13'8 x 8'10

Kitchen fitted with a range of wall and floor units. Partly wooden style flooring. Neutral painted walls. Gas fired boiler. Radiator. Fitted appliances. Double glazed window to the front with views to the Downs.

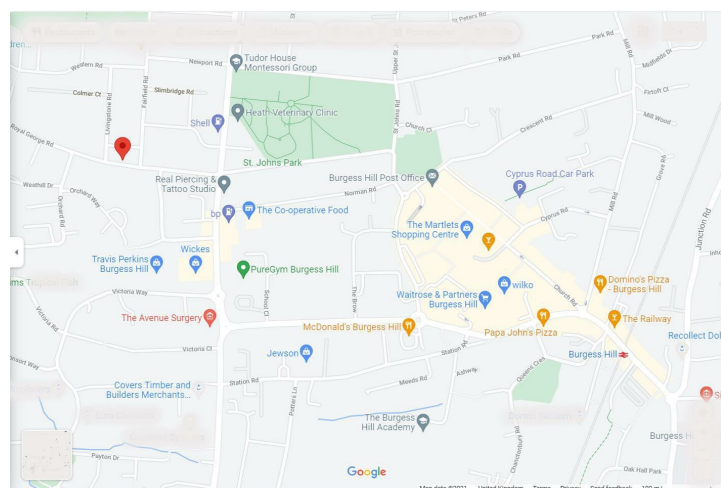
BATHROOM

White suite comprising, panel bath with bath/shower mixer and shower curtain, low level wc and wash hand basin. Heated towel rail. Velux window. Tiled walls and flooring

INFORMATION

Council tax band A = £1357.55 for 2022/2023 (for a guide only, please contact Local Authority for exact figure)

PERMITTED TENANTS PAYMENTS



Before the tenancy starts (Payable to PSPhomes Burgess Hill 'the agent')

PERMITTED TENANTS PAYMENTS:- Holding deposit of £150.00 (equal to one weeks rent). Deposit of £750.00 (equal to 5 weeks rent).

DURING THE TENANCY (Payable to PSPhomes Burgess Hill 'the agent')

Payment of £50.00 if you want to change the tenancy agreement.

PAYMENT OF INTEREST FOR THE LATE PAYMENT OF RENT capped at a daily rate of 3% above Bank of England Base Rate.

LOSS OF KEYS/SECURITY DEVICE:- Minimum payment of £3.50 capped at the cost which is reasonably incurred by the Landlord or Agent.

PAYMENT OF UNPAID RENT or other reasonable costs associated with your early termination of the tenancy.

PSPhomes Burgess Hill is a member of Propertymark which is a Client Money Protection Scheme, and also a member of The Property Ombudsman, which is a Redress Scheme. You can find out more details on the agents website or by contacting the agent directly.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	72	73
EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	74	76
EU Directive 2002/91/EC		



VIEWING BY APPOINTMENT WITH PSP HOMES
54 Church Road, Burgess Hill, West Sussex, RH15 9AE. TELEPHONE 01444 250999
OPEN SEVEN DAYS A WEEK www.psphomes.co.uk

Much care is taken in the preparation of our particulars, but we cannot guarantee that the information given is accurate. Property details are issued as a general guide only and may not form any part of an offer or contract. We recommend that intending purchasers check details personally.