



58b Keymer Road, Hassocks, Sussex, BN6 8AR

£1,095 Per Calendar Month

www.psphomes.co.uk



Refurbished to a high specification throughout this two bedroom ground floor apartment provides a good size south facing rear garden. The accommodation is light and spacious throughout briefly comprising, entrance hall, living room, a contemporary refitted kitchen/breakfast room, double bedroom, further bedroom/study, modern refitted bathroom suite and a utility/storage room. Further attributes include modern gas central heating, replacement double glazing and a good size enclosed south facing rear garden.

This fine apartment is situated in the heart of Hassocks. The Village is located at the foot of the South Downs approximately three miles from Burgess Hill and nine miles from Haywards Heath both having main line stations. Hassocks provides a variety of facilities, including shops, a bank and building society, post office facilities, Sainsbury' local, a modern health centre and good schools for all age groups. The main line railway station provides regular services to London and the south coast. **AVAILABLE unfurnished IMMEDIATELY. NO PETS. EPC rating C.**

Replacement front door to the entrance hall

ENTRANCE HALL

Doors opening onto the living room, main bedroom and bathroom.

LIVING ROOM 14'8 x 12'6

Sliding double glazed patio doors onto the rear garden. Double glazed window to the side. Radiator.

KITCHEN/BREAKFAST ROOM 9'8 x 9'6

Refitted with a comprehensive range of modern wall and floor units complemented with ample worksurfaces and tiled splashbacks. Fitted oven, hob and cooker hood. Stainless steel sink unit. Space and services for appliances. Radiator.

BEDROOM ONE 13'8 x 8'8

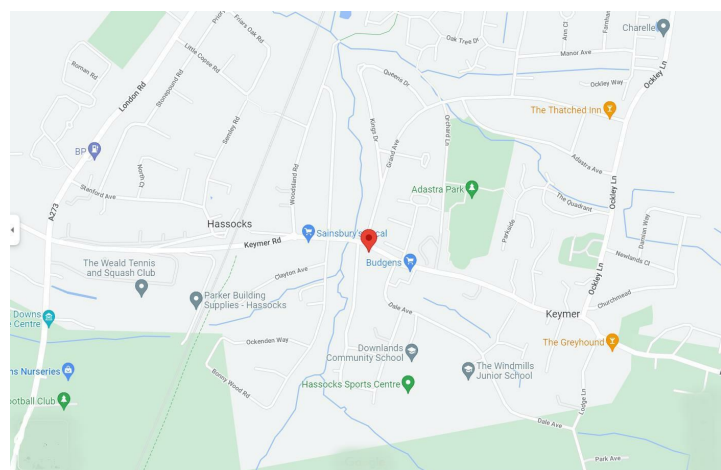
Double glazed window to the front. Radiator.

BEDROOM TWO/STUDY 9'6 x 6'2

Double glazed window to the rear. Radiator

UTILITY/STORAGE ROOM

Radiator. Wall mounted gas fired boiler. Space and power for appliances.



OUTSIDE

SOUTH FACING REAR GARDEN

Good size enclosed rear garden with gated access to the side.

COUNCIL TAX BAND

Council Tax Band "B" £1,592.27 for 2022/2023

PERMITTED TENANTS PAYMENTS

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

PERMITTED TENANTS PAYMENTS:- Holding deposit of £252.00 (equal to one weeks rent). Deposit of £1,263.00 (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	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	EU Directive 2002/91/EC	



VIEWING BY APPOINTMENT WITH PSP HOMES
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