



Flat 4 The Niche, 20-22 High Street, Newick, East Sussex, BN8 4LQ

£1,050 Per Calendar Month

www.psphomes.co.uk



A 2 bedroom first floor apartment within a minutes walk from the PICTURESQUE village of NEWICK and a short drive from Haywards Heath, with its own entrance and secure entry system. The accommodation comprises dual aspect spacious lounge / dining room, open plan kitchen with appliances, double bedroom with built in wardrobes luxury en-suite shower room, further double bedroom with large contemporary shower room, TV points in all rooms, wooden floors and allocated parking space. This property is available unfurnished immediately. EPC rating B

ENTRANCE HALL

Private entrance door with stairs leading into the property

OPEN PLAN KITCHEN / LIVING ROOM

Modern white gloss kitchen units with dark gloss worktop over and tiled splashback. Built in fridge freezer, single oven and hob. Wall mounted combi boiler. Light wooden style flooring. Wall mounted radiator. TV aerial point. Double glazed dual aspect windows.

BEDROOM ONE

Magnolia painted walls. Light wooden style flooring. Wall mounted radiator. TV aerial point. Double glazed window. Built in wardrobe.

EN SUITE

Tiled walls. Spacious shower. W.C and wash hand basin. Chrome heated towel rail.

BEDROOM TWO

Magnolia painted walls. Light wooden style flooring. Wall mounted radiator. TV aerial point. Double glazed windows.

EN SUITE

Tiled walls. Freestanding shower cubicle. W.C and wash hand basin.

INFORMATION

Council Tax Band C for 2024/2025 = £2,047.51 (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 £242.30 (equal to one weeks rent). Deposit of £1211.00 equal to 5 weeks rent).

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

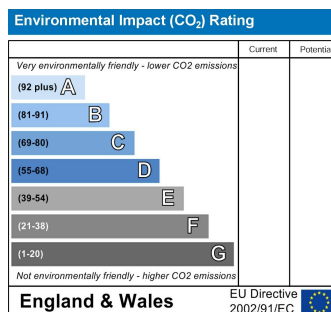
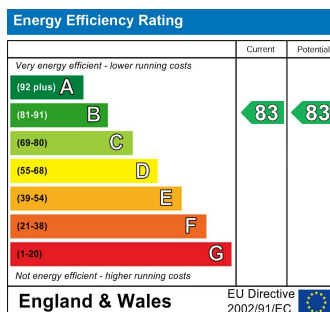
Payment of £50.00 if you want to change the tenancy agreement.

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.



VIEWING BY APPOINTMENT WITH PSP HOMES
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