



66 Sussex Court Eaton Road, Hove  
Offers in excess of £350,000



middletton  
estates





Renovated  
Communal  
Entrance

Sixth floor Hallway

Entrance Hall

Large Living Room  
17,7" x 21,9"

Master Bedroom  
10',1" x 12',5"

Second Bedroom  
12',5" x 6',10"

Kitchen  
14',7" x 7'

Bathroom

Separate WC

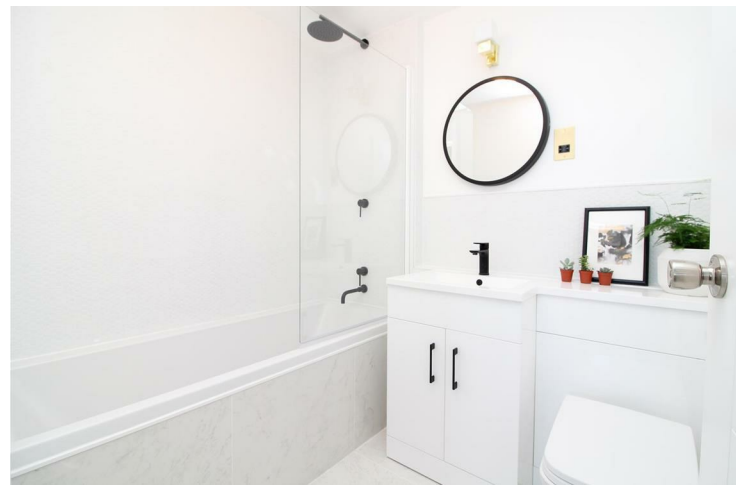
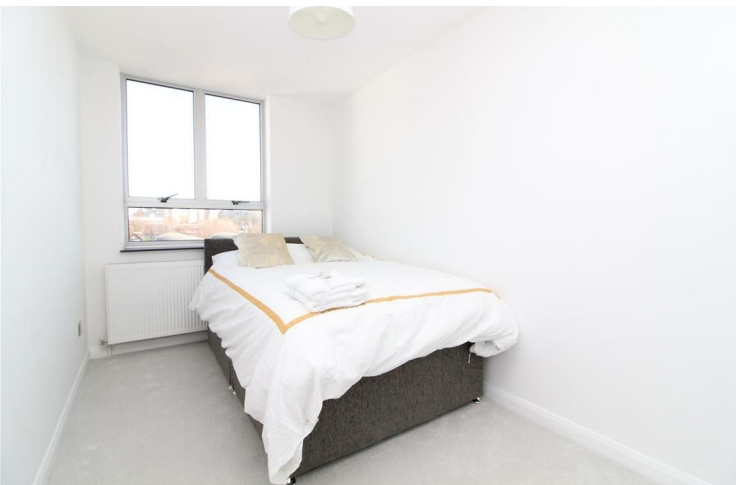
# A recently refurbished sixth floor flat situated on Eaton Road

Living Room, Kitchen, Bedroom One, Bedroom Two, Bathroom

Middleton Estates are delighted to offer to the market this recently fully refurbished two bedroom sixth floor flat situated on the highly residential Eaton Road.

The flat comprises of a entrance hall with entry phone system, spacious living room which has been recently carpeted and decorated, brand new fitted kitchen with a range of wall and base units, inset electric oven, four ring gas hob with overhead extractor,

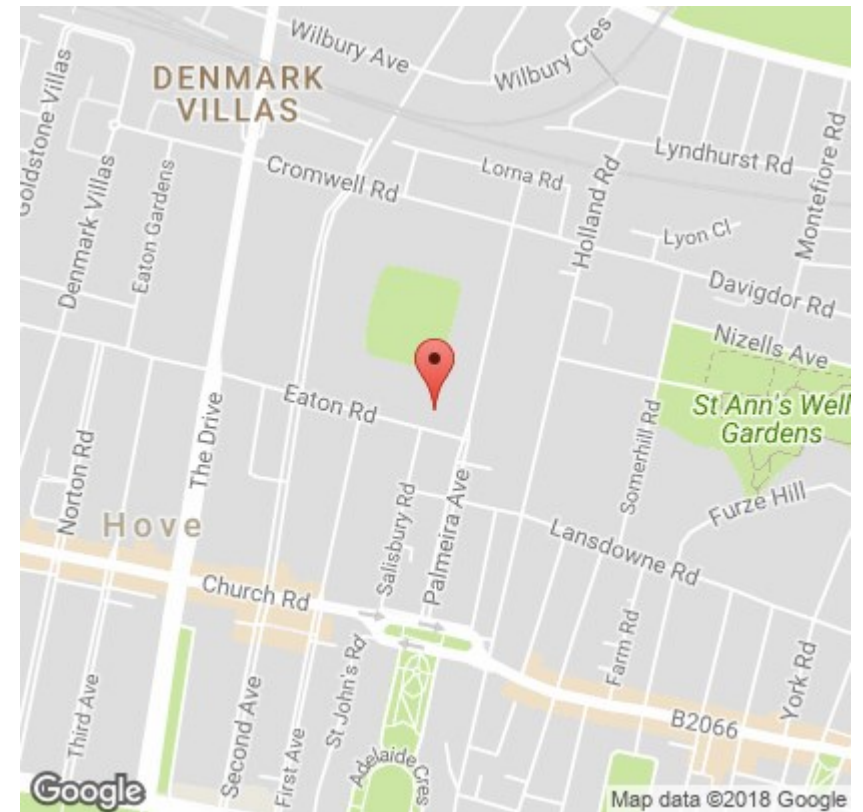
integrated fridge freezer, inset sink with mixer taps and brand new fitted combination boiler, main bedroom of which is a good size with fitted wardrobes, second bedroom also has fitted wardrobes, brand new fitted with bathroom and separate WC. The flat also has storage cupboards in the entrance hall where the meters and multi trip switch fuse board. Sussex Court has recently renovated its communal areas which has lifts to all floors.





Total area: approx. 902.2 sq. feet

"Call us for your free valuation."



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	
79	83
England & Wales	
EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions	
81	86
England & Wales	
EU Directive 2002/91/EC	