



38 Wilton Avenue, Eastbourne, BN22 9HZ

Price Guide £300,000



GUIDE £300,000 TO £325,000

EXTENDED, SPACIOUS FAMILY HOME with FOUR BEDROOMS, a LOFT CONVERSION, GARAGE and DRIVEWAY - An end-of-terrace house, redesigned to maximise the space on offer with VERSATILE ACCOMMODATION across three floors. Enclosed landscaped gardens with a brick paved patio.

Located in the popular Hampden Park area of Eastbourne, enjoying easy access to the mainline railway station, local shops, parks, and buses.



ENTRANCE

Stairs rising to the first floor landing, radiator.

SITTING ROOM

Double glazed window to the front aspect, under stairs storage cupboard, radiator, fireplace, open to the kitchen/breakfast room.

KITCHEN/BREAKFAST ROOM

Double glazed window to the rear aspect with views over the garden, double glazed sliding doors to the rear, opening onto the rear garden, range of wall mounted and floor standing units, inset stainless steel sink unit with mixer tap and drainer, built in double oven, hob and extractor fan, built in fridge/freezer, space for appliances, part tiled walls, tiled floor, radiator.

LANDING

Stairs rising to the first floor landing, radiator.

BEDROOM 2

Double glazed window to the front, built in storage cupboard, radiator.

BEDROOM 3

Double glazed window to the rear, radiator.

BEDROOM 4

Double glazed window to the front, radiator.

SHOWER ROOM

Obscure double glazed window to the rear, white suite comprising of a low level w.c, wash hand basin set in a vanity unit with mixer tap, tiled shower cubicle, tiled walls, tiled floor, heated towel rail.

LANDING

Giving access to:

BEDROOM 1

Double glazed French doors to the rear opening onto a Juliet Balcony, radiator, door to:

EN-SUITE BATHROOM

Obscure double glazed window to the rear, white suite comprising of a low level w.c, wash hand basin set in a vanity with mixer tap, tiled shower cubicle, panelled bath with central mixer tap, tiled walls, tiled floor, heated towel rail.

DRESSING ROOM

Two double glazed Velux windows to the front, access to eaves storage, radiator.

GARDENS

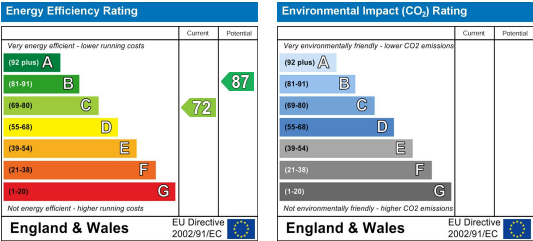
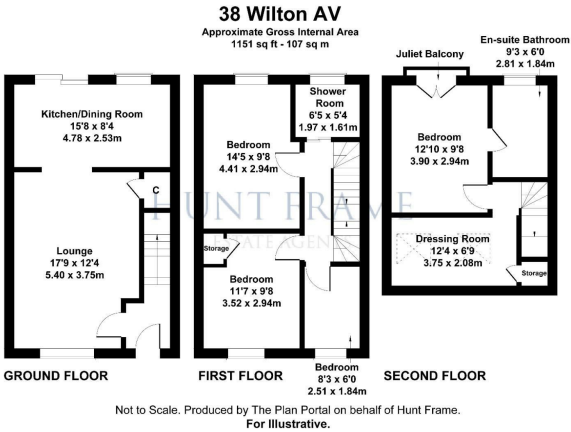
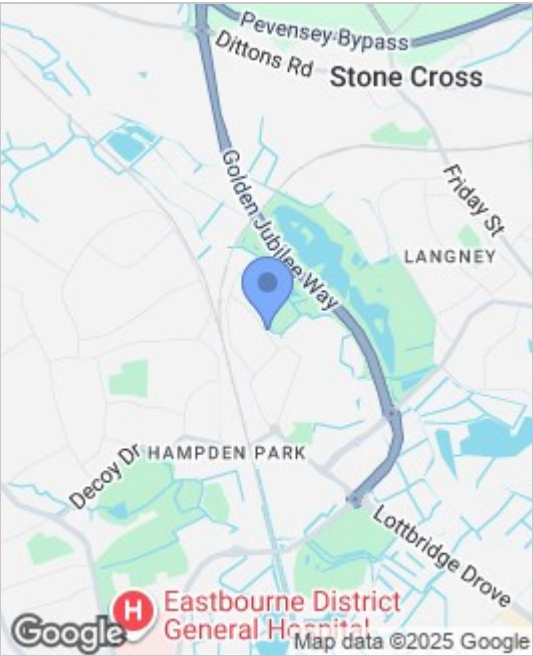
Comprising of a paved patio area with built in brick built bbq, a fence then leads to the lawned area of garden with flowers and shrub lined borders.

DRIVEWAY

Providing off road parking spaces for two vehicles.

GARAGE

Situated in a nearby bloc with an up and over door.



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