



BROOK GAMBLE



212 Northbourne Road, Eastbourne, BN22 8RU

£480,000

Brook Gamble are delighted to be offering this stunning four bedroom detached house in Northbourne Road in Eastbourne, this exquisite and immaculately presented throughout property boasts a modern extension to the property, with a magnificent luxury white gloss fronted kitchen, with fitted appliances, and fitted American style Fridge/Freezer and underfloor heating, a beautiful kitchen Island with "Miostone" worktop, LED colour changing lighting, and Bi-fold doors that lead directly into the beautifully presented rear garden making alfresco dining an easy option! With the added addition of a ground floor bedroom with luxury ensuite shower room the inviting warmth of the property is carried through as you head upstairs to the well appointed bedrooms, and family bathroom. The property also has a garage and off road parking, and viewing is by appointment with the sellers sole agents.

Accommodation Comprising

Double glazed main front door, hallway tiled flooring, radiator with thermostatic control valve, under stairs storage cupboard, stairs rising to 1st floor landing, double glazed window to front aspect, fitted shutter blind.

Ground floor cloakroom

Low-level WC, wash hand basin vanity unit with mixer tap, tiled splashback, heated towel ladder, tiled flooring, double glazed window to side aspect.

Bedroom four with ensuite shower room/ Study (currently used as) 13'9 x 7'2

Laminate wood flooring, recessed spotlighting, radiator, fitted shutter blinds.

Luxury Ensuite shower room 7'5 x 6'4

Large walk in shower cubicle with wall mounted "Aqualisa" shower with riser rail and rain fall showerhead, tiled recessed area for shower products, vanity wash hand basin unit with mixer tap, shaver point, heated towel ladder, low-level WC, extractor fan unit, fully tiled walls, tiled flooring, double glazed opaque window to side aspect.

Lounge 15'8 x 10'8

Radiator with thermostatic control valve, wall light points, coving to ceiling, laminate wood flooring, square arch leading through into

Open plan kitchen breakfast room 18'5 x 10'8

Fitted in a range of wall and floor cupboards and base units "Mirostone" complementary worksurface, one and a half bowl sink unit with "Quooker" hot tap, "Bosch" Five ring gas hob with extractor hood above, electric opening cupboard units, larder cupboard with pull out larder units, cupboard concealing wall mounted "Ideal" gas central heating boiler with shelving beneath, electric double oven, fitted LG American fridge freezer with ice and water system, fitted Fisher and Paykel dishwasher, fitted wine chiller, LED colour changing under lighting to worktop, recessed spotlighting, underfloor heating, tiled flooring.

Large self-cleaning skylight window, bifold doors leading directly onto the rear garden, Island with under counter colour changing LED lighting, seating area with breakfast bar stools (not included).

Rear garden

large patio areas, fenced borders, and laid mainly to lawn, pathway along both sides of the house to the front garden.

First floor landing

Linen cupboard, hatch to loft with pulldown ladder.

Bedroom one 14'5 x 10'7

with a full range of built-in wardrobes, cupboards and drawers radiator with thermostatic control valve, coving to ceiling, double glazed windows to rear of property.

Bedroom two 11'8 x 7'9

Radiator, double glazed window to rear aspect.

Bedroom three 8'9 x 8'7

radiator, fitted shutter blinds, double glazed window to front aspect.

Luxury Shower room 6'6 x 5'3

Large walk in shower with wall mounted shower, shower attachment and rain fall showerhead, low level WC, wash handbasin vanity unit, heated towel ladder, double glazed window to front aspect, electric shaver point.

Garage

With up and over door, power and lighting, space and plumbing for washing machine.

Off-road parking

For one vehicle.

Front garden

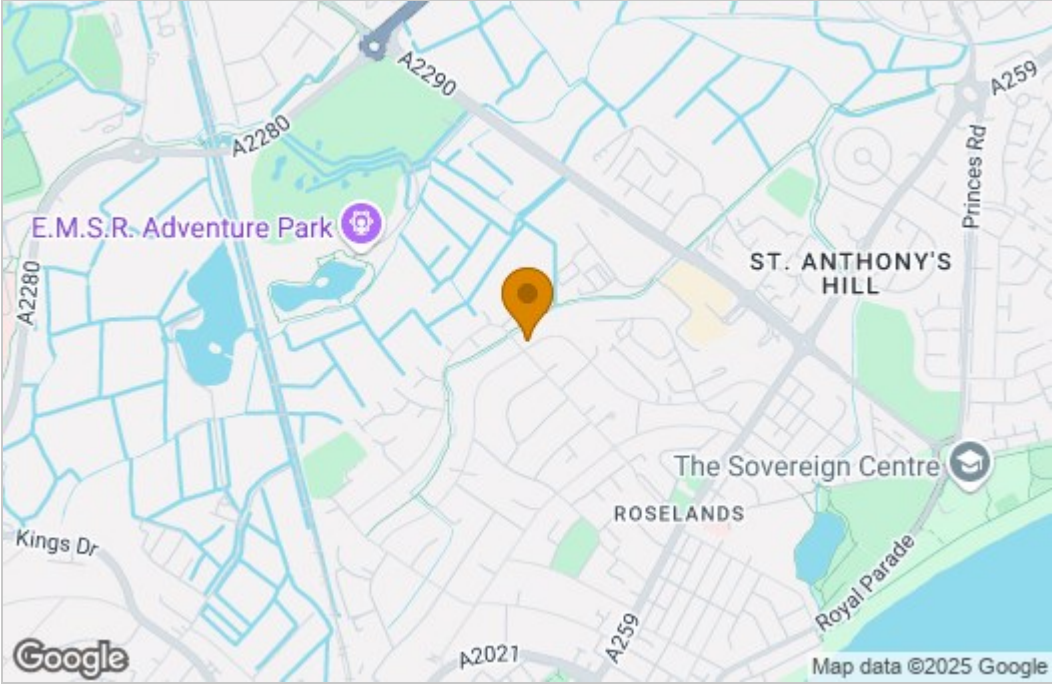
laid mainly to lawn with fenced borders with pathway to house and side access.

Floor Plan

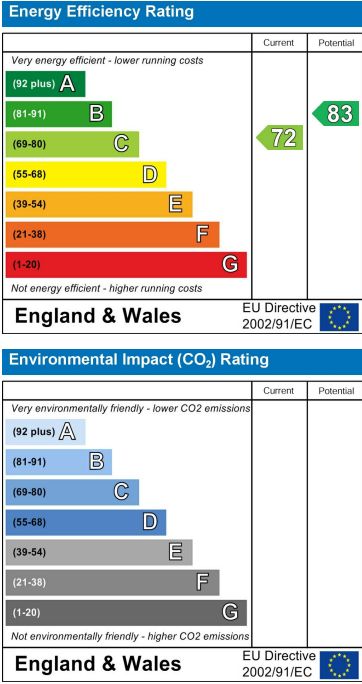


This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.