



Cator House Pevensey Road, Eastbourne BN21 3HP



welcome to

Cator House Pevensey Road, Eastbourne

A well-presented two double bedroom first floor flat benefiting from recently installed kitchen, located within the heart of Eastbourne town centre being offered to the market with no onward chain.



Communal Entrance Hall

Lift access to all floors.

Entrance Hall

Door to the rear aspect. Entry phone system.

Lounge

17' 7" x 13' 1" (5.36m x 3.99m)

Double glazed window to the front aspect.
Cupboards. Infrared heaters. Double glazed door leading to balcony.

Kitchen

9' 1" x 6' 9" (2.77m x 2.06m)

A range of wall and base units with work top over incorporating a composite/ acrylic sink and drainer unit. Electric oven and hob. Integral dishwasher and washer / dryer. Space for fridge / freezer. Cupboard. Double glazed window to the rear aspect.

Bedroom 1

15' 2" plus wardrobe x 10' 2" (4.62m plus wardrobe x 3.10m)

Double glazed window to the front aspect. Built in wardrobes. Infrared heaters.

Bedroom 2

9' 11" x 12' (3.02m x 3.66m)

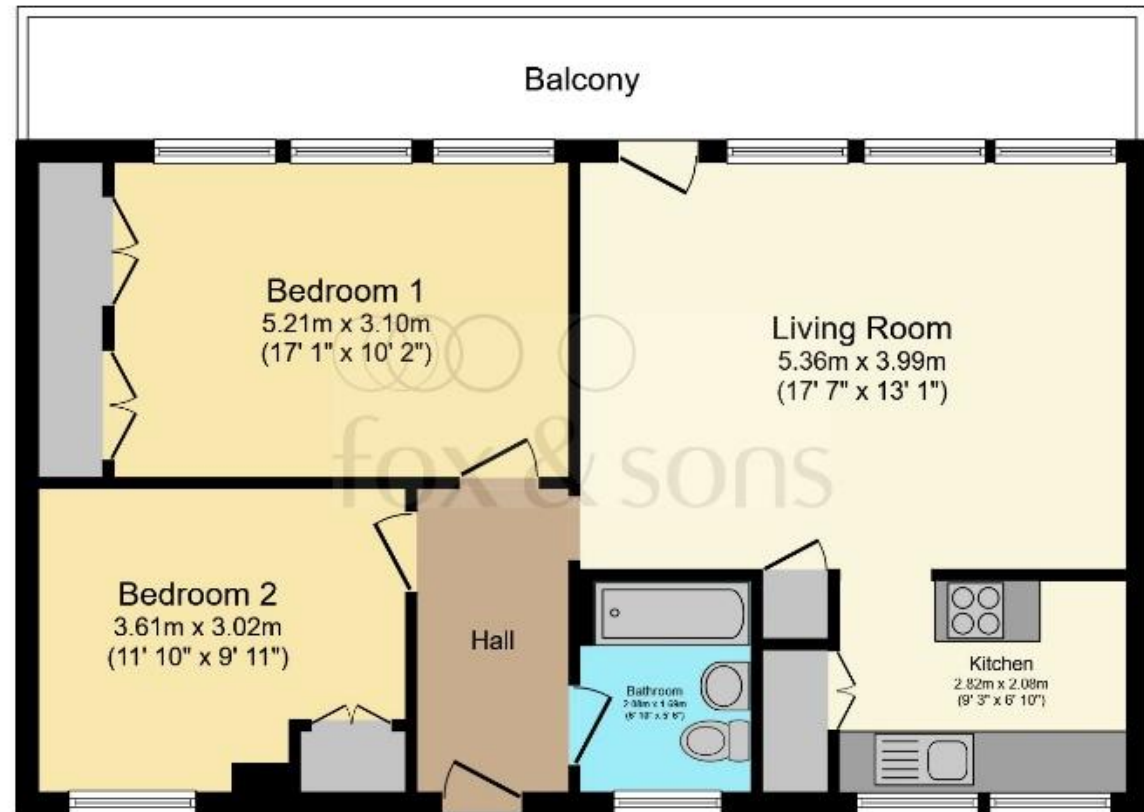
Double glazed window to the rear aspect. Built in wardrobes. Infrared heaters.

Bathroom

Comprising a bath with mixer taps and over head shower attachment. Low level W.C. Wash hand basin. Heated towel rail. Double glazed window to the rear aspect.

Balcony

Approximately 34 ft private balcony.



Total floor area 65.9 m² (710 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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Cator House Pevensey Road, Eastbourne

- TWO BEDROOM FLAT
- FIRST FLOOR
- DOUBLE BEDROOMS
- GENEROUS BALCONY
- LIFT ACCESS

Tenure: Leasehold EPC Rating: E

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£140,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
EBN118469 - 0003

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