



Greystone Court South Street, Eastbourne BN21 4LP



welcome to

Greystone Court South Street, Eastbourne

Fox & Sons are delighted to present to the market this Two Double Bedroom Second Floor Flat situated in Eastbourne town centre. The property briefly comprises of two double bedrooms, kitchen/diner, lounge, private balcony and bathroom. An internal viewing is highly recommended, CALL US TODAY!



Communal Entrance Hall

Stairs leading to all floors.

Entrance Hall

Entry phone system. Airing cupboard. Radiator.

Lounge

12' x 9' 4" (3.66m x 2.84m)

Double glazed window to the rear aspect. Radiator.

Kitchen

11' 3" x 12' 8" (3.43m x 3.86m)

A range of wall and base units with work top over incorporating a stainless steel sink and drainer unit. Electric oven and hob with cooker hood above. Space and plumbing for washing machine. Boiler. Radiator.

Bedroom 1

13' 6" max x 7' 10" max (4.11m max x 2.39m max)

Double glazed window to the rear aspect. Radiator.

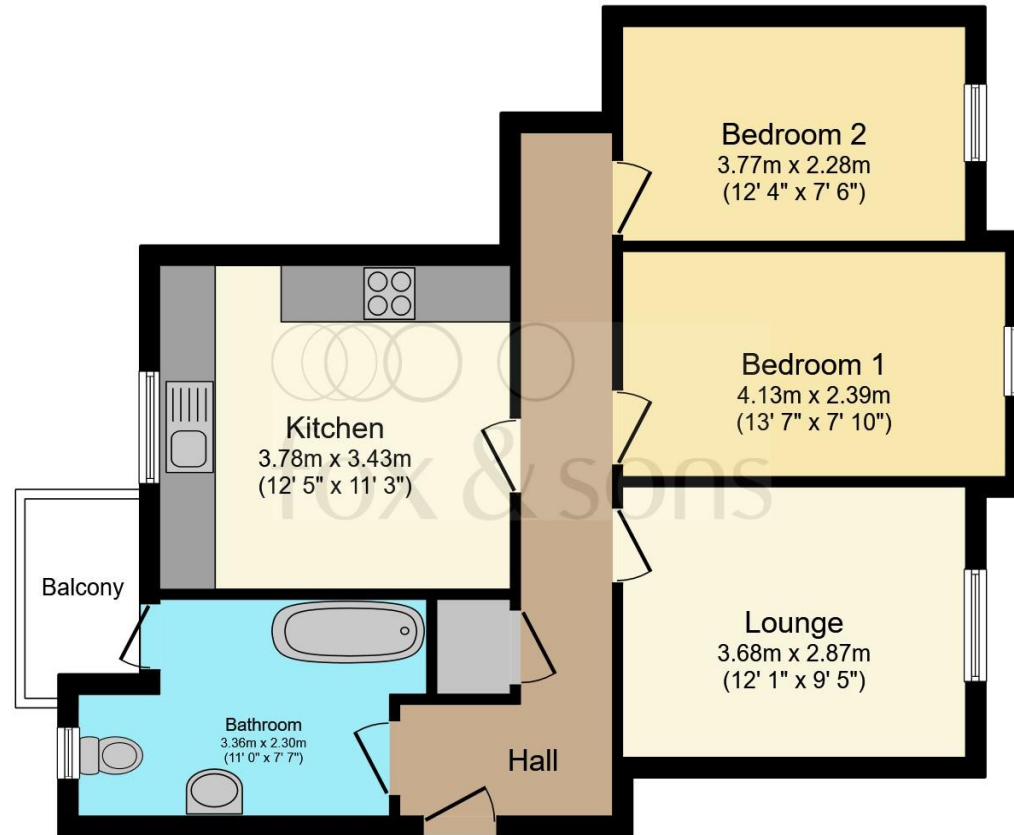
Bedroom 2

12' 5" x 7' 9" (3.78m x 2.36m)

Double glazed window to the rear aspect. Radiator.

Bathroom

Comprising a bath with mixer taps and over head shower attachment. Low level W.C. Wash hand basin. Shaver point. Radiator. Double glazed window and door to the front aspect.



Total floor area 61.3 m² (660 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



view this property online fox-and-sons.co.uk/Property/EBN118914



welcome to

Greystone Court South Street, Eastbourne

- TWO DOUBLE BEDROOMS
- SECOND FLOOR FLAT
- TOWN CENTRE LOCATION
- PRIVATE BALCONY
- PURPOSE BUILT BLOCK

Tenure: Leasehold EPC Rating: C

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.

guide price

£140,000



Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/EBN118914



Property Ref:
EBN118914 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


fox & sons



01323 410911



Eastbourne@fox-and-sons.co.uk



19 Cornfield Road, EASTBOURNE, East Sussex,
BN21 4QD



fox-and-sons.co.uk