



**Granville Hill Silverdale Road, Eastbourne BN20 7AY**



**welcome to**

**Granville Hill Silverdale Road, Eastbourne**

An extremely spacious two bedroom first floor flat forming part of this period conversion in the highly desirable Meads location. Offered to the market CHAIN FREE.



## Communal Entrance Hall

Stairs leading to all floors.

## Entrance Hall

Radiator.

## Lounge

20' 9" into bay x 15' 4" ( 6.32m into bay x 4.67m )  
Bay window to the front aspect. Gas fire place.  
School radiator.

## Kitchen

10' 6" into recess x 6' ( 3.20m into recess x 1.83m )  
A range of wall and base units with work top over  
incorporating a stainless steel sink and drainer unit.  
Boiler. Space for cooker, fridge and freezer. Window  
to the side aspect.

## Bedroom 1

22' 6" max x 11' 4" max ( 6.86m max x 3.45m max )  
Window to the front aspect. School radiator.

## Bedroom 2

15' 4" x 8' 7" ( 4.67m x 2.62m )  
Window to the rear aspect. School radiator.

## Bathroom

Comprising a bath with mixer taps and over head  
shower attachment. Low level W.C. Wash hand basin.  
Radiator.

## Cloakroom

Low level W.C. Wash hand basin. Window to the side  
aspect.



Total floor area 93.7 m<sup>2</sup> (1,009 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](http://www.focalagent.com)



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## Granville Hill Silverdale Road, Eastbourne

- CONVERTED FLAT
- TWO BEDROOMS
- FIRST FLOOR
- SPACIOUS AND WELL PRESENTED
- CHAIN FREE

Tenure: Leasehold EPC Rating: E

This is a Leasehold property with details as follows; Term of Lease 999 years from 25 Mar 1967. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £240,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
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