



**South View Upperton Road, Eastbourne BN21 1LG**



**welcome to**

**South View Upperton Road, Eastbourne**

Fox & Sons are delighted to present to market this studio ground floor apartment enjoying glimpses of the South Downs. Offered to the market with NO ONWARD CHAIN.



## Communal Entrance Hall

Lift and stairs to all floors.

## Entrance Hall

Storage cupboard. Window and door leading to:

## Lounge / Bedroom

14' 9" x 13' 1" ( 4.50m x 3.99m )

Window to the front aspect. Radiator.

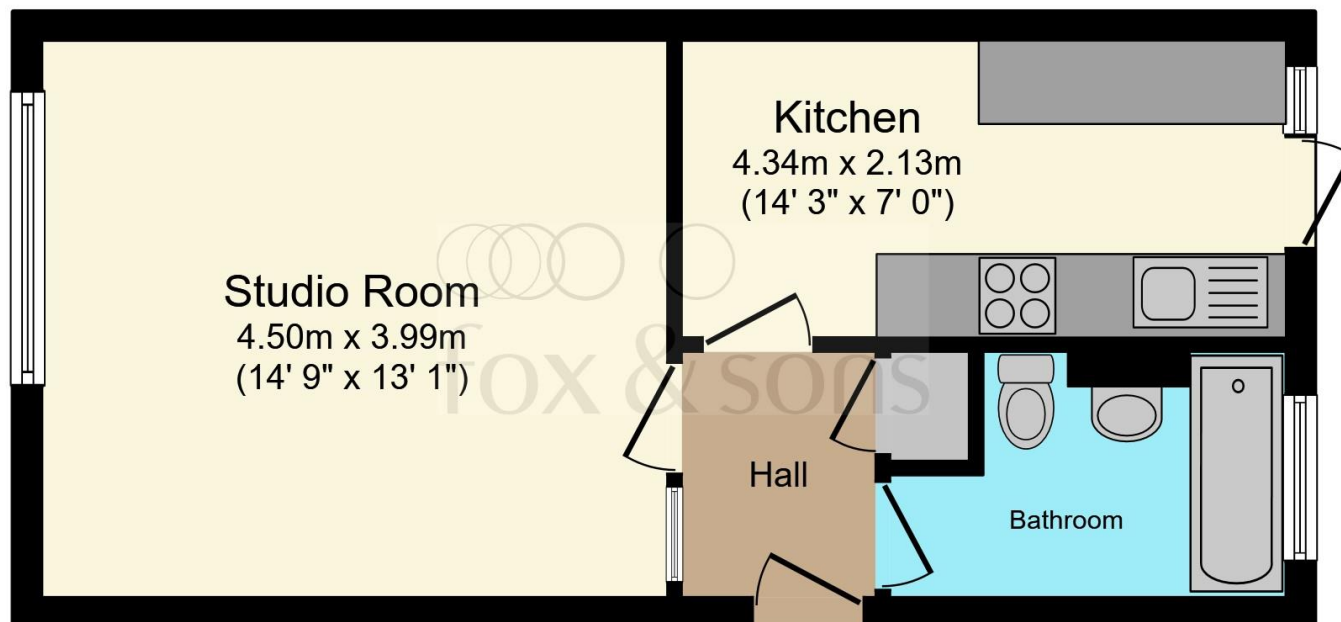
## Kitchen

14' 3" x 7' ( 4.34m x 2.13m )

A range of wall and base units with work top over incorporating a stainless steel sink and drainer unit. Oven and hob. Space for dish washer and fridge / freezer. Partly tiled throughout. Door leading to rear garden. Window to the rear aspect.

## Bathroom

Comprising a bath with mixer taps and over head shower attachment. Low level W.C. Wash hand basin with vanity unit below. Tiled throughout. Window to the side aspect.



Total floor area 35.8 m<sup>2</sup> (385 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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## South View Upperton Road, Eastbourne

- STUDIO APARTMENT
- GROUND FLOOR
- UPPERTON LOCATION
- WELL PRESENTED THROUGHOUT
- CHAIN FREE

Tenure: Leasehold EPC Rating: E

This is a Leasehold property with details as follows; Term of Lease 90 years from 25 Mar 1969. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

**£95,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
EBN118974 - 0004

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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.

  
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