



Ashburnham Road, Eastbourne BN21 2HX

welcome to

Ashburnham Road, Eastbourne

A remarkably spacious four bedroom detached family home large detached studio annexe set within one of Eastbourne's finest residential locations.



Entrance Hall

Double glazed window to the front aspect. Under stairs cupboard.

Lounge

17' 10" x 12' 10" (5.44m x 3.91m)

Double glazed bay window to the front aspect. Feature fire place. Radiator.

Kitchen/Dining Room

21' 5" x 15' 11" (6.53m x 4.85m)

Dining Room

Double glazed patio doors to the rear aspect.

Kitchen

A range of wall and base units with work top over incorporating a stainless steel sink and drainer unit. Oven and hob with cooker hood above. Splashback. Spotlighting. Double glazed window to the rear aspect.

Reception Room

Wall lights.

Conservatory

Double glazed window to the side, front and rear aspect. Double glazed door to the front and rear aspect.

Study

13' 4" x 8' 6" (4.06m x 2.59m)

Double glazed window to the side and rear aspect.

Cloakroom

Low level W.C. Wash hand basin.

First Floor Landing

Stairs leading from ground floor to first floor landing.

Bedroom 1

18' 4" x 11' 11" (5.59m x 3.63m)

Double glazed bay window to the front aspect. Built in wardrobes. Radiator.

En - Suite

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

Dressing Room

Double glazed window to the side aspect. Built in wardrobe.

Bedroom 2

14' 10" x 11' 5" (4.52m x 3.48m)

Feature fire place. Double glazed window to the rear aspect.

Bedroom 3

11' 2" x 10' 6" (3.40m x 3.20m)

Double glazed window to the rear aspect. Built in cupboard.

Bedroom 4

9' 1" x 8' 4" (2.77m x 2.54m)

Double glazed window to the front aspect.

**Bathroom
Outbuilding**

Studio out building with kitchen and shower room. Double glazed sliding patio doors. Double glazed window to the front, side and rear aspects.

Garage

Up and over door.

Parking

Driveway for multiple vehicles.



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welcome to

Ashburnham Road, Eastbourne

- FOUR GENEROUS BEDROOMS
- EN SUITE
- DRESSING ROOM
- OPEN PLAN KITCHEN/DINING ROOM
- GARAGE AND DRIVEWAY

Tenure: Freehold EPC Rating: D



£800,000

Total floor area 247.2 m² (2,661 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.localagent.com



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Property Ref:
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