



Vale View Mill Road, Eastbourne BN21 2PR

welcome to

Vale View Mill Road, Eastbourne

A beautifully appointed two bedroom ground floor flat. Enviably positioned on the borders of Upperton & Rodmill the flat benefits from having an en - suite to master bedroom, private garden, allocated parking, 18' open plan kitchen / lounge and more!



Communal Entrance Hall

Entrance Hall

Entry phone system. Radiator. Walk in cupboard.

Open Plan Lounge / Kitchen

17' 10" max x 16' 3" into bay (5.44m max x 4.95m into bay)

Lounge

Double glazed bay window to the front aspect.
Radiator.

Kitchen

A range of wall and base units with work top over incorporating a stainless steel sink and drainer unit. Double electric oven and gas hob with cooker hood above. Space and plumbing for washing machine and dish washer. Integral fridge / freezer. Cupboard containing boiler. Double glazed window to the rear aspect. Double glazed door to the rear aspect.

Bedroom 1

12' max x 11' 7" max (3.66m max x 3.53m max)

Double glazed window to the side aspect. Radiator.

En - Suite

Comprising a shower cubicle with over head shower attachment. Low level W.C. Wash hand basin. Heated towel rail. Double glazed window to the side aspect.

Bedroom 2

8' 3" x 9' (2.51m x 2.74m)

Double glazed window to the front aspect. Radiator.

Bathroom

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

Rear Garden

Steps leading down to garden being mostly laid to lawn with side gate.

Parking

Allocated parking space.



Total floor area 66.6 m² (717 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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welcome to

Vale View Mill Road, Eastbourne

- TWO BEDROOM FLAT
- GROUND FLOOR
- LIGHT AND SPACIOUS THROUGHOUT
- ALLOCATED OFF ROAD PARKING
- EN - SUITE TO MASTER BEDROOM

Tenure: Leasehold EPC Rating: D

Council Tax Band: B Service Charge: 1800.00

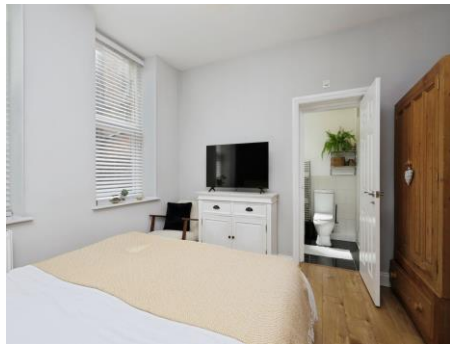
Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 125 years from 11 Feb 2022.

Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£260,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
EBN120020 - 0002

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