



Beach Road, Eastbourne BN22 7EX

welcome to

Beach Road, Eastbourne

*****5 BEDROOM HMO - CURRENTLY ACHIEVING £38,000*****

Fox & Sons present to market this excellent investment opportunity to acquire this 5 BEDROOM HMO located in a popular residential location in Eastbourne. Currently generating an annual income of £38,000. Offered to the market CHAIN FREE.



Entrance Hall

Cupboard. Door to the front.

Kitchen

20' 9" x 10' 3" (6.32m x 3.12m)

A range of wall and base units with work top over incorporating a stainless steel sink and drainer unit. Integrated dish washer. Electric oven and hob with cooker hood above. Spot lighting. Sky lights. Double glazed window to the rear aspect. Space for fridge / freezer. Cupboard.

Shower Room

Comprising of a walk in shower cubicle with over head shower attachment. Low level W.C. Wash hand basin.

Bedroom 2

14' 4" x 12' 7" (4.37m x 3.84m)

Double glazed bay window to the front aspect. Fireplace. Radiator.

Bedroom 3

11' 11" x 11' 2" (3.63m x 3.40m)

Double glazed window to the rear aspect. Radiator.

First Floor Landing

Stairs leading from ground floor to first floor landing. Cupboard.

Bedroom 1

14' 5" x 11' 6" (4.39m x 3.51m)

Two double glazed windows to the front aspect. Fireplace. Radiator.

En - Suite

Comprising a walk in shower cubicle with over head shower attachment. Low level W.C. Wash hand basin.

Bedroom 4

11' 5" x 11' 2" (3.48m x 3.40m)

Double glazed window to the rear aspect. Radiator.

Bedroom 5

10' 9" x 9' 9" (3.28m x 2.97m)

Double glazed window to the rear aspect. Radiator.

Shower Room

Comprising a walk in shower cubicle with over head shower attachment. Wash hand basin.

Cloakroom

Double glazed window to the side aspect. Low level W.C. Wash hand basin.

Rear Garden



Total floor area 119.7 m² (1,288 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

Beach Road, Eastbourne

- HMO
- £38,000 ANNUAL INCOME
- 5 BEDROOMS
- 5 BATHROOMS
- CHAIN FREE

Tenure: Freehold EPC Rating: E
Council Tax Band: C

£325,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
EBN119858 - 0002

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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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