



Moat Croft Road, Eastbourne BN21 1NL


fox & sons

welcome to

Moat Croft Road, Eastbourne

A one bedroom hall floor flat situated in the Old Town location of Eastbourne. Benefiting from one double bedroom, kitchen, lounge, conservatory, private balcony and bathroom! The Old Town location also benefits from having shops, parks, swimming pool, good pubs & restaurants and transport links



Communal Entrance

Entrance Porch

Entry phone system. Radiator. Storage cupboard.

Lounge

15' 6" into bay x 13' 5" max (4.72m into bay x 4.09m max)
Double glazed bay window to the front and side aspect. Radiator.

Kitchen

9' 9" x 7' (2.97m x 2.13m)

A range of wall and base units with solid wood work top overs incorporating a stainless steel sink and drainer unit. Electric oven and hob. Boiler. Under stairs cupboard. Double glazed window and door to the rear aspect.

Uvpc Conservatory

6' 1" x 14' 3" (1.85m x 4.34m)

Double glazed window to the front, side and rear aspect. Lights. Space and plumbing for washing machine.

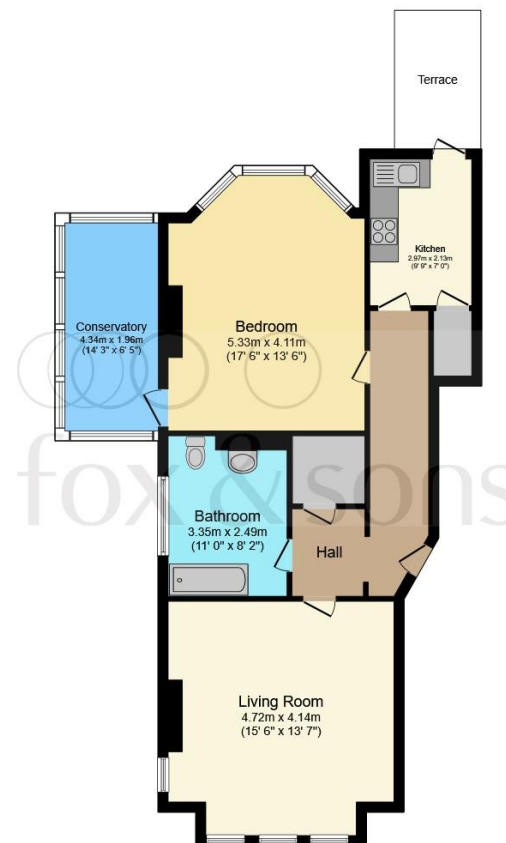
Bedroom 1

17' 2" into bay x 13' 4" max (5.23m into bay x 4.06m max)
Double glazed bay window to the rear aspect.
Radiator.

Bathroom

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

Private Balcony



Total floor area 82.1 m² (883 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

Moat Croft Road, Eastbourne

- ONE DOUBLE BEDROOM FLAT
- HALL FLOOR
- SPACIOUS LIVING ROOM
- OLD TOWN LOCATION
- CONSERVATORY

Tenure: Leasehold EPC Rating: D

Council Tax Band: B Service Charge: 1408.56

Ground Rent: 100.00

This is a Leasehold property with details as follows; Term of Lease 99 years from 25 Mar 1988. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

£170,000



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Property Ref:
EBN120212 - 0003

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Please note the marker reflects the
postcode not the actual property


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