



Croft Court Bourne Street, Eastbourne BN21 3SA

welcome to

Croft Court Bourne Street, Eastbourne

First floor flat with two double bedrooms close to the centre of Eastbourne town and seafront. Benefiting from an enclosed balcony, communal gardens to the rear with private brick built storage shed and shared parking. Viewing is highly recommended.



Communal Entrance

Stairs leading to first floor. Two secure storage cupboards for this flat.

Entrance Hall

Entry phone system.

Lounge

12' 5" into recess x 15' 3" (3.78m into recess x 4.65m)
Double glazed window to the rear and side aspect.
Access to enclosed balcony. Radiator.

Kitchen

11' x 9' 3" (3.35m x 2.82m)
A range of wall and base units with work top over incorporating a stainless steel sink and drainer unit. Gas oven and hob with cooker hood above. Space for fridge / freezer. Radiator. Double glazed window to the front aspect.

Utility Room

4' 4" x 5' 9" (1.32m x 1.75m)
Base units with work top over incorporating a sink. Space and plumbing for washing machine. Window to the front aspect. Door leading to:

Cloakroom

Low level W.C.

Bedroom 1

10' 11" x 12' 5" (3.33m x 3.78m)
Double glazed window to the rear aspect. Built in wardrobe. Storage cupboard. Radiator.

Bedroom 2

8' 11" x 13' (2.72m x 3.96m)
Double glazed window to the front and side aspect. Two storage cupboards. Radiator.

Bathroom

Comprising a bath with hot and cold taps and over head electric shower attachment. Low level W.C. Wash hand basin. Heated towel rail. Built in cupboard. Double glazed window to the front aspect.

Enclosed Balcony

Double glazed windows to the rear aspect. Currently used as an office.

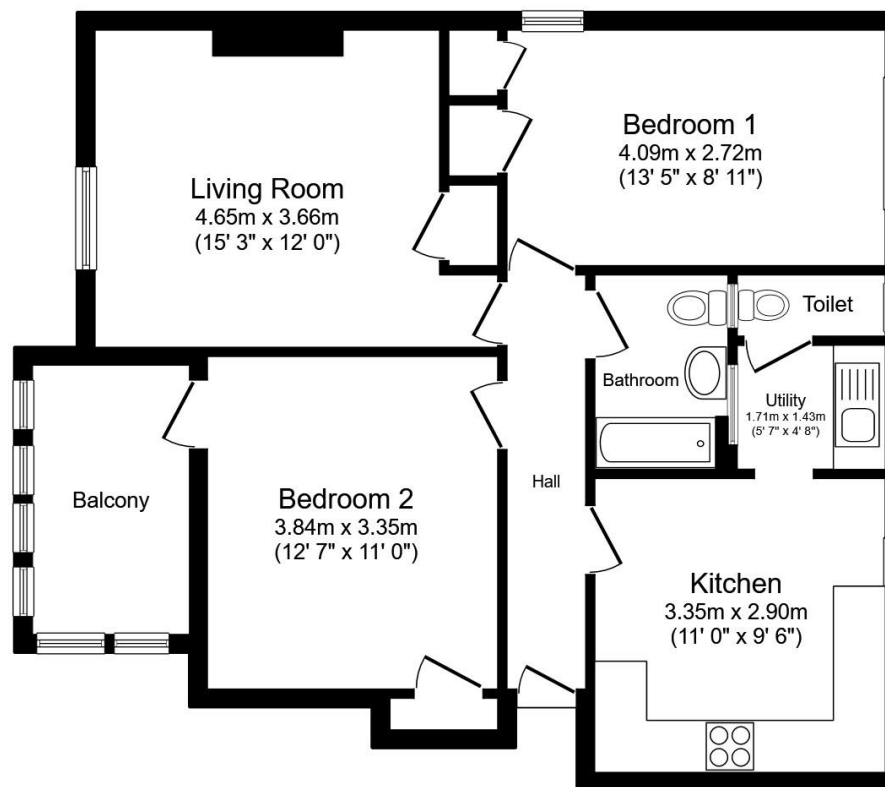
Storage

Outside secure storage cupboard.

Parking

Allocated parking space to the rear aspect.

Communal Rear Gardens



Total floor area 67.9 m² (731 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.propertybox.io

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Croft Court Bourne Street, Eastbourne

- FIRST FLOOR FLAT
- TWO DOUBLE BEDROOMS
- COMMUNAL PARKING
- PRIVATE STORAGE SHEDS
- ENCLOSED BALCONY

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 60.00

Ground Rent: 10.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 28 Sep 1981.

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

£230,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
EBN120497 - 0002

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fox & sons



01323 410911



Eastbourne@fox-and-sons.co.uk



19 Cornfield Road, EASTBOURNE, East Sussex,
BN21 4QD



fox-and-sons.co.uk