



**Martello Road, Eastbourne BN22 7SU**

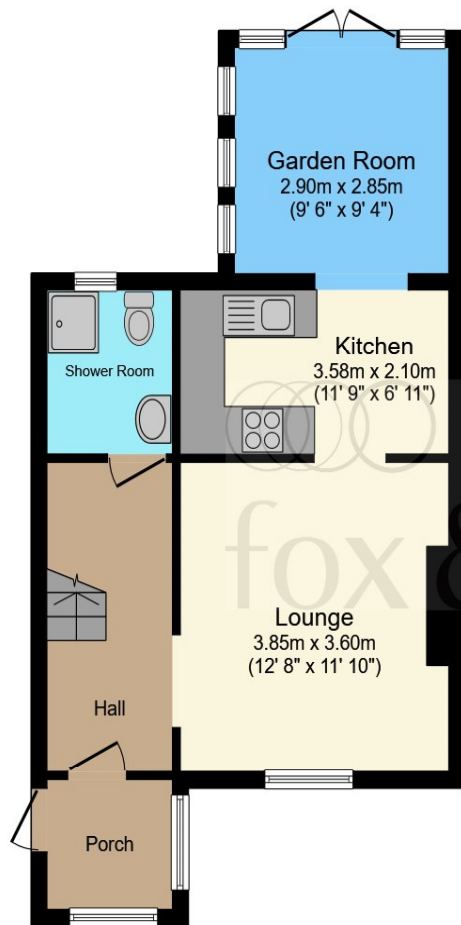


**welcome to**

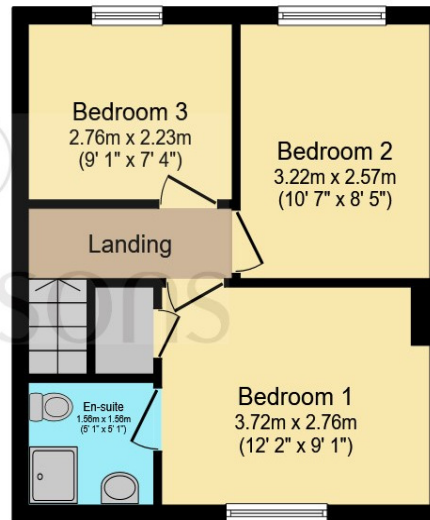
## **Martello Road, Eastbourne**

\*\*\* GUIDE PRICE £325,000 - £345,000 \*\*\*Immaculately presented and recently refurbished three bedroom semi detached house located within close proximity to local shopping facilities, amenities, transport routes. The property is being sold with no forward chain and viewing comes highly recommended!





**Ground Floor**



**First Floor**

Total floor area 77.8 m<sup>2</sup> (838 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](http://www.focalagent.com)

**Porch**

**Entrance Hall**

**Shower Room**

**Lounge**

12' 8" x 11' 10" ( 3.86m x 3.61m )

**Kitchen**

11' 9" x 6' 11" ( 3.58m x 2.11m )

**Garden Room**

9' 6" x 9' 4" ( 2.90m x 2.84m )

**First Floor Landing**

**Bedroom One**

12' 2" x 9' 1" ( 3.71m x 2.77m )

**En Suite**

5' 1" x 5' 1" ( 1.55m x 1.55m )

**Bedroom Two**

10' 7" x 8' 5" ( 3.23m x 2.57m )

**Bedroom Three**

9' 1" x 7' 4" ( 2.77m x 2.24m )

**Outside**

**Rear Garden**

**Outhouse**

**Front Garden**

welcome to

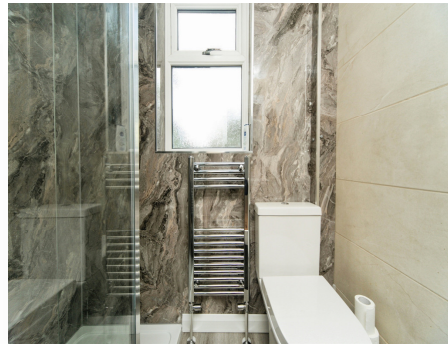
## Martello Road, Eastbourne

- \*\*\*\*\* GUIDE PRICE \*\*\*\*\*£325,000 - £345,000\*\*IMMACULATELY PRESENTED SEMI DETACHED HOUSE
- THREE GOOD SIZED BEDROOMS
- MASTER BEDROOM WITH EN SUITE
- RECENTLY REFURBISHED THROUGHOUT
- GARDEN ROOM/ DINING AREA

Tenure: Freehold EPC Rating: C

guide price

**£325,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [fox-and-sons.co.uk/Property/LGL111117](https://fox-and-sons.co.uk/Property/LGL111117)



Property Ref:  
LGL111117 - 0007

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