



Royal Sovereign View, Eastbourne BN23 6EQ



welcome to

Royal Sovereign View, Eastbourne

Fox & Sons bring to market this wonderful one bedroom purpose built flat conveniently located within close proximity to Eastbourne's picturesque seafront, and ever popular Sovereign Harbour, comprising an array of boutique shops and local restaurants and cafes. The property itself comprises one bedroom, bathroom, kitchen and a spacious 19 ft lounge. A further benefit includes allocated parking and viewing comes highly recommended to fully appreciate this home!



Entrance Hall

Bedroom One

12' 5" x 10' 1" (3.78m x 3.07m)

Kitchen

10' 6" x 8' 2" (3.20m x 2.49m)

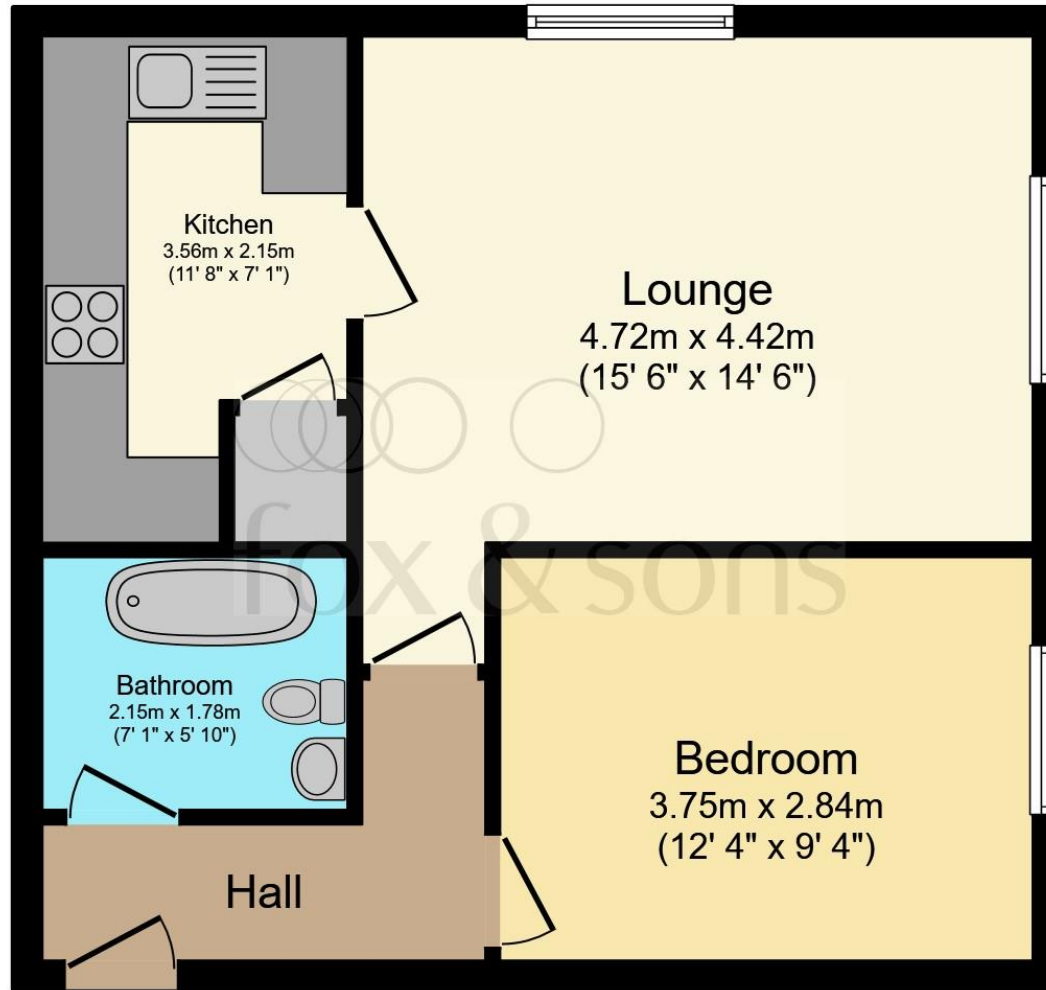
Lounge

19' 6" x 11' 8" (5.94m x 3.56m)

Bathroom

7' 9" x 7' 7" (2.36m x 2.31m)

Allocated Parking



Total floor area 45.3 m² (488 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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Royal Sovereign View, Eastbourne

- PURPOSE BUILT FLAT
- ONE BEDROOM
- SPACIOUS 19 FT LOUNGE
- BATHROOM
- ALLOCATED PARKING
- CLOSE DISTANCE TO THE BEACH & SOVEREIGN HARBOUR

Tenure: Leasehold EPC Rating: C

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

guide price

£150,000-£170,000



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Property Ref:
LGL111227 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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Please note the marker reflects the
postcode not the actual property