



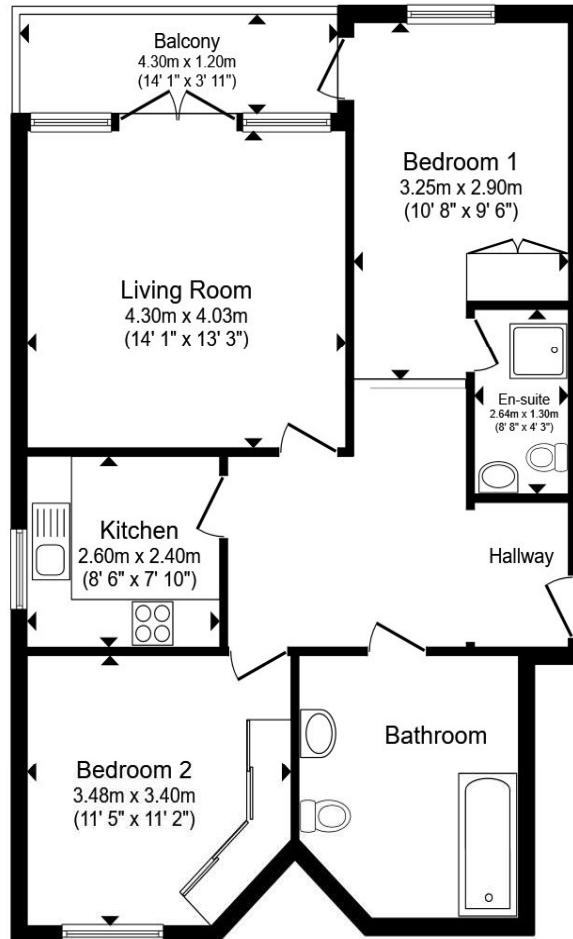
**San Juan Court, Eastbourne BN23 5TP**

**welcome to**

**San Juan Court, Eastbourne**

A well-proportioned two bedroom apartment featuring a private balcony with sea views, en-suite to the principal bedroom, and spacious living accommodation throughout. Offering a practical layout, excellent natural light and generous room sizes, this property presents an ideal opportunity.





### Entrance Hall

### Living Room

14' 1" x 13' 3" (4.29m x 4.04m)

### Kitchen

8' 6" x 7' 10" (2.59m x 2.39m)

### Bedroom One

10' 8" x 9' 6" (3.25m x 2.90m)

### Bedroom Two

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

### Bathroom

Total floor area 73.1 m<sup>2</sup> (787 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](http://www.propertybox.io)

welcome to

## San Juan Court, Eastbourne

- Two bedroom apartment
- En-suite to principal bedroom
- Private balcony with sea views
- Spacious living room with double doors
- Practical fitted kitchen with gas hob

Tenure: Leasehold EPC Rating: C

Council Tax Band: D Service Charge: Ask Agent

Ground Rent: Ask Agent

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.

**£250,000**



**view this property online** [fox-and-sons.co.uk/Property/LGL111694](http://fox-and-sons.co.uk/Property/LGL111694)

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Property Ref:  
LGL111694 - 0002

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**01323 735561**



[langney@fox-and-sons.co.uk](mailto:langney@fox-and-sons.co.uk)



20 Winston Crescent, Langney, EASTBOURNE,  
East Sussex, BN23 6NL



[fox-and-sons.co.uk](http://fox-and-sons.co.uk)