

OAKFIELD



Berkeley Walk, Eastbourne, BN23 7PS

Asking Price £310,000





## Berkeley Walk, Eastbourne, BN23 7PS

Situated in a quiet area of Eastbourne, this well maintained two-bedroom home offers a wonderful blend of comfort, style, and practicality. Perfect for first-time buyers, downsizers, or anyone looking for a move-in-ready property.

The spacious living room provides an inviting area for relaxation and entertaining, filled with natural light and finished in neutral tones that enhance the sense of space and warmth.

The modern kitchen offers a functional layout with ample worktop space and storage, ideal for both everyday cooking and social occasions.

There are two double bedrooms, each offering plenty of room for furniture and storage. The master bedroom benefits from a full range of fitted wardrobes, providing a stylish and practical solution that maximises space. The second bedroom is equally versatile, perfect as a guest room, home office, or hobby space.

Outside, the rear garden has been beautifully landscaped to create a private and tranquil outdoor space. Designed for low maintenance, it provides the perfect setting for summer dining, gardening, or simply unwinding after a long day. The property also benefits from a single car garage, ideal for secure parking or additional storage, along with driveway access.

The home enjoys easy access to local shops, schools, and bus routes, as well as the nearby Langney Shopping Centre and the picturesque Eastbourne seafront. With its great condition throughout and thoughtful layout, this property represents an excellent opportunity to acquire a home that's ready to enjoy from day one.







### Living Room

17'7" x 10'11" (5.36m x 3.33)

### Kitchen

9'11" x 9'8" (3.02m x 2.95m)

### Bedroom 1

12'6" x 10'10" (3.81m x 3.30m)

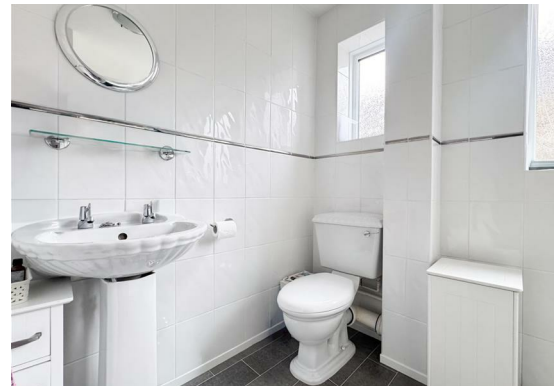
### Bedroom 2

10'0" x 8'0" (3.05m x 2.44m)

### Bathroom

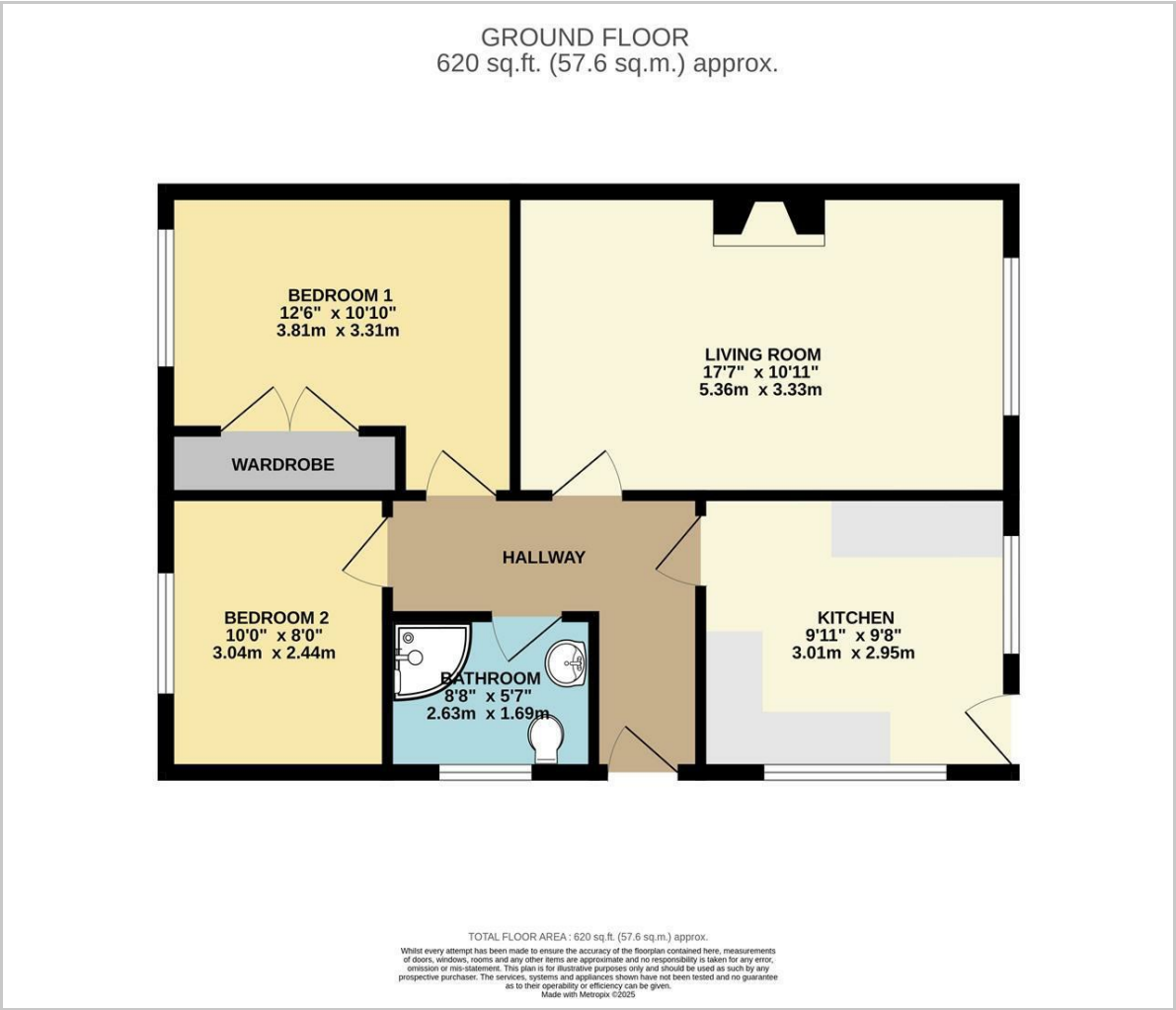
8'8" x 5'7" (2.64m x 1.70m)

**Council Tax Band C - £2,251 Per Annum**





Floor Plan

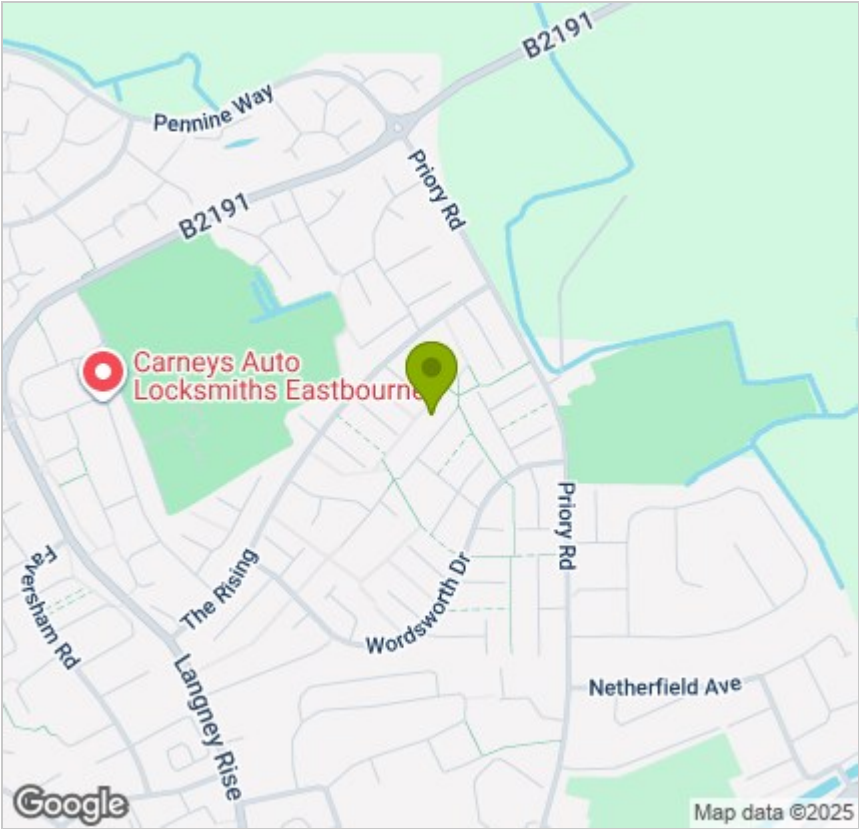


Viewing

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if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

