

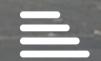


OAKFIELD



Leslie Street, Eastbourne, BN22 8JB

Asking Price £240,000



## Leslie Street, Eastbourne, BN22 8JB

This mid-terrace property, located on the popular Leslie Street in Eastbourne, offers an excellent opportunity for those looking to put their own stamp on a family home. The accommodation comprises three well-proportioned double bedrooms and a bathroom featuring a separate shower cubicle.

The ground floor offers a spacious living room, providing plenty of space for relaxing or entertaining, and a kitchen/diner that leads directly out to a generous rear garden – perfect for outdoor dining, gardening, or family activities. An integral garage offers additional storage or parking, adding to the property's practicality.

The property is in need of refurbishment throughout, allowing a purchaser the chance to modernise and personalise the space to their own taste. The vendor is motivated to sell, and the home is offered chain free, enabling a smooth and straightforward transaction.

With its substantial accommodation, integral garage, and spacious rear garden, this property presents an ideal opportunity for investors, developers, or buyers looking for a project with real potential in a convenient Eastbourne location.





### Living Room

13'8" x 11'1" (4.17m x 3.38m)

### Kitchen

14'3" x 8'0" (4.34m x 2.44m)

### Bedroom One

14'4" x 10'2" (4.37m x 3.10m)

### Bedroom Two

11'10" x 7'9" (3.61m x 2.36m)

### Bedroom Three

13'4" x 8'9" (4.07m x 2.67m)

### Bathroom

8'9" x 5'10" (2.67m x 1.78m)

**Council Tax Band B - £1,969.71 Per Annum**



## Floor Plan

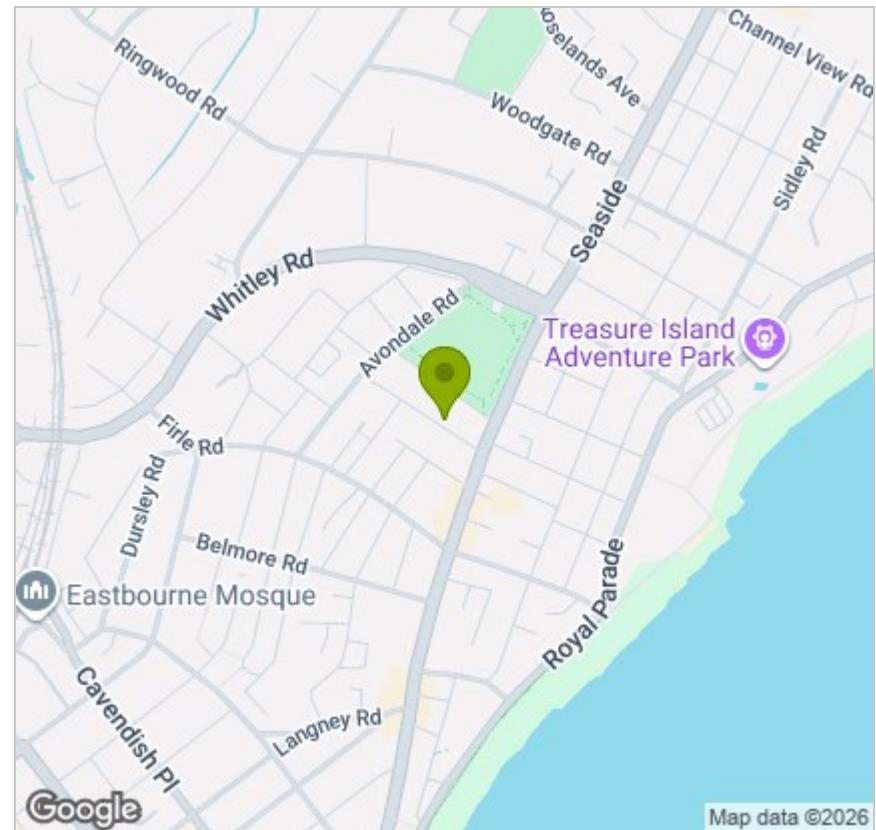


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The fixtures and fittings and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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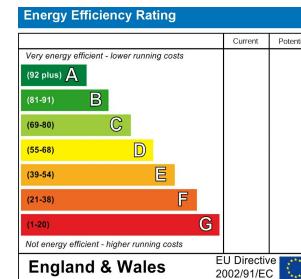
## Viewing

Please contact us on 01323 723 500  
if you wish to arrange a viewing appointment for this property or require further information.

## Area Map



## Energy Efficiency Graph



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