



Key Features

- ◆ CHAIN FREE
- ◆ Two-bedroom bungalow
- ◆ Close to beach, schools and Waterfront shops
- ◆ Driveway and Garage
- ◆ Freehold
- ◆ EPC rating D



Peyton Close, Langney Point, Eastbourne

£375,000



Northwood are delighted to welcome to market, CHAIN FREE, this fully refurbished two-bedroom, semi-detached bungalow in the popular Langney Point area of Eastbourne.

Accommodation comprises: living room, kitchen with integrated fridge-freezer and washing machine, two double bedrooms and bathroom with shower over bath.

Further benefits include gas central heating, double-glazing, driveway, garage and private rear garden.

Located in a quiet cul-de-sac in the popular Langney Point area of Eastbourne, just a short walk from local shops, schools, the beach and the Waterfront cafes and restaurants, this stunning bungalow has been finished to an exceptionally high standard and is perfect for those who want to make the most of life on the Sunshine Coast.





Please view our immersive virtual tour (provided free to all vendors) to fully appreciate this fantastic property: <https://tour.giraffe360.com/f45d01cbebc3483a82bf57453fe4f1d1>

Mobile Phone Coverage and Broadband speeds can be checked on the Ofcom website: <https://checker.ofcom.org.uk/>

Council Tax Band C £2148

Exterior and Approach

Located in a quiet cul-de-sac, a single driveway leads to the garage and modern, grey uPVC door protected from the weather by a pitched canopy

Entrance Hall

3.5m x 0.91m (11'6" x 3'0")

Centrally positioned, L shaped entrance hall with laminate flooring, inset spotlights, loft access, radiator and doors to all rooms

Bedroom Two

3.02m x 2.73m (9'11" x 9'0")

Good-sized double bedroom, carpeted with radiator and uPVC double-glazed windows to front aspect

Bedroom One

3.94m x 3.61m (12'11" x 11'10")

Large double bedroom, carpeted with radiator and uPVC double-glazed windows to front aspect

Bathroom

4.91m x 3.64m (16'1" x 11'11")

Laminate floor with heated towel rail, extractor fan, uPVC double-glazed window to side-aspect and modern white suite comprising basin and WC with vanity unit and bath with glass screen and shower over





Living Room

4.91m x 3.64m (16'1" x 11'11")

Good-sized living room with space for dining table, laminate flooring, two modern radiators and uPVC double-glazed doors to rear aspect affording views of the garden

Kitchen

3.03m x 2.49m (9'11" x 8'2")

Modern fitted kitchen comprising black laminate worktops over white cabinets and doors with laminate flooring, inset spotlights, radiator, cooker hood over electric oven and hob, integrated washing machine and fridge-freezer and uPVC double-glazed window and door to rear aspect

Rear Garden

Good-sized, private rear garden, mostly shingle with two paved patio areas

Garage

5.13m x 2.44m (16'10" x 8'0")

Brick built garage with light and power, up and over door to front and rear aspects







Floor 0 Building 1



Floor 0 Building 2



Approximate total area*
70.16 m²
755.21 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only. Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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