



01323 412200

TOWN PROPERTY

Freehold

Guide Price

£200,000 - £210,000

 2 Bedroom  2 Reception  1 Bathroom



104 Langney Road, Eastbourne, BN22 8AQ

GUIDE PRICE £200,000 - £210,000

A spacious two bedroom terraced house in the popular town centre location of Eastbourne, with two separate reception rooms, double glazing throughout and courtyard garden to the rear. This property is considered perfect for first time buyers or an investment opportunity and an internal inspection is highly recommended.

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Main Features

- Spacious Period Terraced House
- 2 Double Bedrooms
- Lounge
- Dining Room
- Kitchen with Utility Area
- Bathroom/WC
- Southerly Facing Courtyard Garden
- Double Glazing Throughout
- Ideal for First Home or Investment Opportunity
- Town Centre Location

Entrance Hallway

Radiator.

Lounge

13'0 x 9'5 (3.96m x 2.87m)

Radiator. Carpet. Fireplace with inset gas fire. TV point. Double glazed bay window to front aspect.

Dining Room

12'10 x 10'6 (3.91m x 3.20m)

Storage cupboards under stairs housing gas/meter. Double glazed window to rear aspect.

Kitchen

11'7 x 7'8 (3.53m x 2.34m)

Range of built in base level units. Rolled edge mounted worktop surfaces with inset one and a half bowl stainless steel sink unit with mixer tap. Space for cooker and freezer. Ceramic tiled flooring. Utility area. Window to side aspect. Door to courtyard garden.

Stairs from Ground to First Floor Landing:

Access to loft (not inspected).

Bedroom 1

12'10 x 11'0 (3.91m x 3.35m)

Radiator. Built in single wardrobe. Double glazed windows to front aspect.

Bedroom 2

10'9 x 9'2 (3.28m x 2.79m)

Radiator. Double glazed window to rear aspect.

Bathroom/WC

Panelled bath with shower attachment. Pedestal wash hand basin. Low level WC. Part tiled walls. Cupboard housing boiler. Frosted double glazed window to side aspect.

Outside

Courtyard garden laid to artificial grass with a southerly aspect and storage to the side.

EPC = C

Council Tax Band = B