



TOWN PROPERTY



01323 412200

Freehold

 3 Bedroom  1 Reception  1 Bathroom

Guide Price
£260,000 - £270,000



186 Maywood Avenue, Eastbourne, BN22 0TJ

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Just a short walk from local shops and schools, this spacious terraced house with three bedrooms offers spacious accommodation that also includes a sitting/dining room with direct access onto the rear gardens. The property also boasts a cloakroom, fitted kitchen and a bathroom/wc whilst double glazing and gas fired central heating and radiators extend throughout. Hampden Park Village high street shops and the mainline railway station with direct trains to central London is also within close walking distance. Being sold CHAIN FREE.

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Main Features

- Terraced House
- Three Bedrooms
- Cloakroom
- Sitting/Dining Room
- Kitchen
- Bathroom/WC
- Double Glazing and Gas Central Heating Throughout
- Rear Garden
- CHAIN FREE

Entrance

Covered entrance with frosted double glazed door to-

Lobby

Doorway to-

Entrance Hallway

Radiator. Understairs cupboard. Carpet and further store cupboard.

Cloakroom

Low level WC. Wall mounted wash hand basin. Frosted double glazed window.

Sitting/Dining

19'8 x 13'11 (5.99m x 4.24m)

Radiator. Carpet. Double glazed window to rear. Sliding double glazed double doors to rear.

Kitchen

8'10 x 8'10 (2.69m x 2.69m)

Range of units comprising of single drainer sink unit and mixer tap with part tiled walls and surrounding worksurfaces with cupboards and drawers under. Space for electric cooker and fridge freezer. Space and plumbing for washing machine. Range of wall mounted units and wall mounted gas boiler. Radiator. Tiled flooring. Double glazed window to front aspect.

Stairs from Ground to First Floor Landing

Airing cupboard. Store cupboard. Access to loft with ladder (not inspected).

Bedroom 1

12'6 x 9'6 (3.81m x 2.90m)

Radiator. Built in wardrobe. Carpet. Double glazed window to rear aspect.

Bedroom 2

11'5 x 9'10 (3.48m x 3.00m)

Radiator. Carpet. Double glazed window to rear aspect.

Bedroom 3

8'9 x 9'5 (2.67m x 2.87m)

Radiator. Built wardrobe. Carpet. Double glazed window to front aspect.

Bathroom/WC

Panelled bath with mixer tap and new electric shower over. Further handheld shower attachment. Pedestal wash hand basin. Low level WC. Radiator. Wood laminate flooring. Part tiled walls. Frosted double glazed window.

Outside

There is a rear garden with surrounding fencing.

COUNCIL TAX BAND = B

EPC = C

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We have tried to make sure that these particulars are accurate but, to a large extent, we have to rely on what the seller tells us about the property. Once you find the property you want to buy, you will need to carry out more investigations into the property than it is practical or reasonable for an estate agent to do when preparing sales particulars. For example, we have not carried out any kind of survey of the property to look for structural defects and would advise any homebuyer to obtain a surveyor's report before exchanging contracts. If you do not have your own surveyor, we would be pleased to recommend one. We have not checked whether any equipment in the property (such as central heating) is in working order and would advise homebuyers to check this. You should also instruct a solicitor to investigate all legal matters relating to the property (e.g. title, planning permission, etc) as these are specialist matters in which estate agents are not qualified. Your solicitor will also agree with the seller what items (e.g. carpets, curtains, etc) will be included in the sale.