



TOWN PROPERTY



01323 412200

Freehold



3 Bedroom



1 Reception



1 Bathroom

Guide Price
£280,000 - £290,000



10 Frenchgate Close, Eastbourne, BN22 9EX

*** GUIDE PRICE £280,000 - £290,000 ***

Being sold CHAIN FREE, this terraced house in Hampden Park is just yards from the Village High Street shops and mainline railway station. Having three bedrooms, the property features a spacious sitting/dining room with access onto the rear garden and into the fitted kitchen. The family bathroom/wc is modern and well appointed and double glazing and gas fired central heating and radiators extend throughout. To the rear of the house is a patio garden with an impressive garden room/shed. A single garage can be found in the nearby block and numerous amenities including schools can also be found in the surrounding area.

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Main Features	Entrance Frosted double glazed door to-
<ul style="list-style-type: none">• Terraced House• Three Bedrooms• Sitting/Dining Room• Kitchen• Modern Bathroom/WC• Paved Rear Garden• Garage in Nearby Block• Gas Central Heating and Double Glazing Throughout• CHAIN FREE	Entrance Hallway Radiator.
	Sitting/Dining Room 15'7 x 12'10 (4.75m x 3.91m) Two radiators. Understairs cupboard. Double glazed window to front aspect. Double glazed sliding door to rear aspect.
	Kitchen 8'11 x 6'9 (2.72m x 2.06m) Range of units comprising of single drainer sink unit and mixer tap with part tiled walls and surrounding worksurfaces with cupboards and drawers under. Inset four ring electric hob and double oven under. Space for fridge freezer. Range of wall mounted units and wall mounted gas boiler. Further space and plumbing for washing machine and dishwasher. Tiled flooring. Double glazed window to rear aspect.
	Stairs from Ground to First Floor Landing Airing cupboard. Access to loft (not inspected).
	Bedroom 1 12'6 x 9'0 (3.81m x 2.74m) Radiator. Built in wardrobe. Carpet. Double glazed window to front aspect.
	Bedroom 2 9'10 x 9'0 (3.00m x 2.74m) Radiator. Built in wardrobe. Double glazed window to rear aspect.
	Bedroom 3 8'9 x 6'6 (2.67m x 1.98m) Radiator. Built in wardrobe. Carpet. Double glazed window to front aspect.
	Modern Bathroom/WC Panelled shower bath with mixer tap and wall mounted shower. Wall mounted wash hand basin with mixer tap set in vanity unit. Low level WC. Radiator. Part tiled walls. Frosted double glazed window.
	Outside There is a patio garden to the rear which has gated access and includes an impressive garden room/shed.
	Garage in Nearby Block 16'9 x 8'3 (5.11m x 2.51m) Up and over door. Hardstanding in front of garage.
	Council Tax Band = B