



10 Farington Court, Old Orchard Road, Eastbourne, BN21 1DB

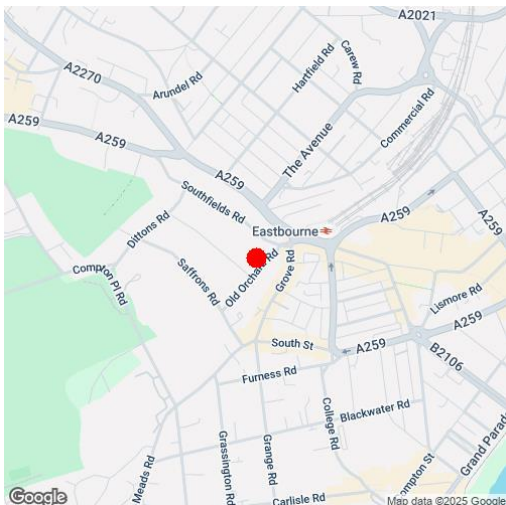
Price £140,000 | Share of Freehold

LS Leaper
Stanbrook

TOWN CENTRE OFFICE
01323 416716

MEADS STREET OFFICE
01323 737962

INVESTMENT OPPORTUNITY. SOLD WITH TENANT IN SITU. A pleasant one bedroom flat located on the second floor of this purpose built block conveniently located close to Eastbourne town centre, train station and Saffrons sports ground. Being sold with a reliable tenant in situ, this property offers the perfect investment opportunity. Accommodation comprises communal entrance hall, stairs and passenger lift to all floors, private entrance hall, sitting/dining room with door opening to a balcony, kitchen, one bedroom and modern bathroom/wc. The property has additional benefits including electric heating and double glazing. The tenant is currently paying a rent of £650 per month.





At a Glance:

- One bedroom second floor flat
- Heart of Eastbourne town centre
- Sold with tenant in situ
- Sitting/dining room
- Kitchen
- Balcony
- Modern bathroom
- Electric heating
- Double glazing
- Close to train station

Accommodation:

COMMUNAL ENTRANCE HALL
STAIRS AND PASSENGER LIFT TO ALL FLOORS

PRIVATE ENTRANCE HALL

SITTING / DINING ROOM
15'9" (4.8m) x 9'8" (2.95m)

BALCONY

KITCHEN
8'4" (2.54m) x 5'2" (1.57m)

BEDROOM
8'8" (2.64m) x 8'4" (2.54m)

BATHROOM

LEASE:
999 years from 1968 (Share of Freehold)

MAINTENANCE:
£621.00 per quarter

GROUND RENT:
not applicable

PETS:
to be confirmed

SUB-LETTING:
allowed

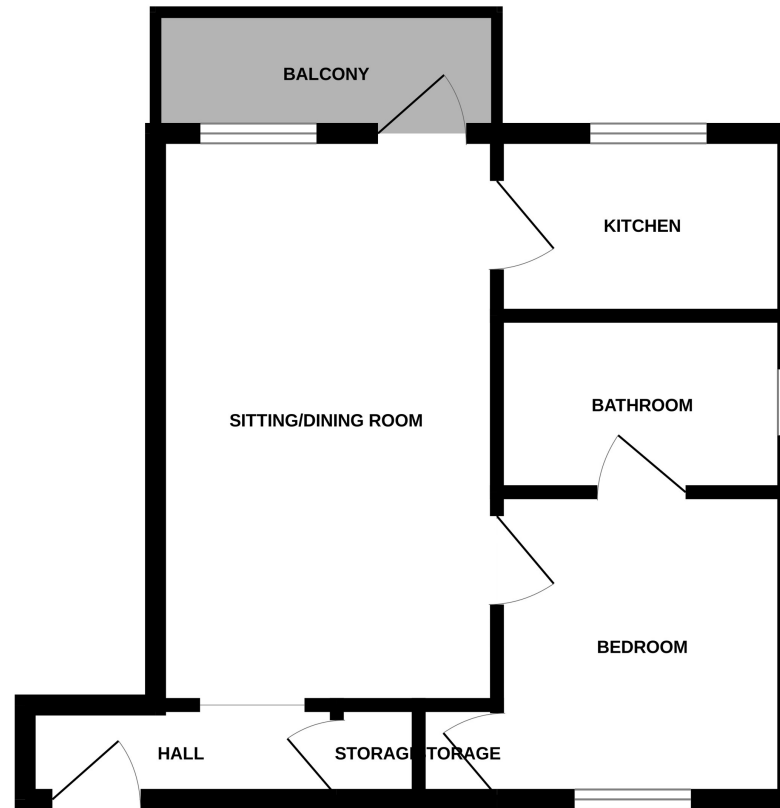
COUNCIL TAX:
Band 'A'

EPC:
'D'

(All details concerning the terms of the Lease and outgoings are subject to verification)



GROUND FLOOR



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 services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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