



5 Long Acre Close, Eastbourne, BN21 1UF

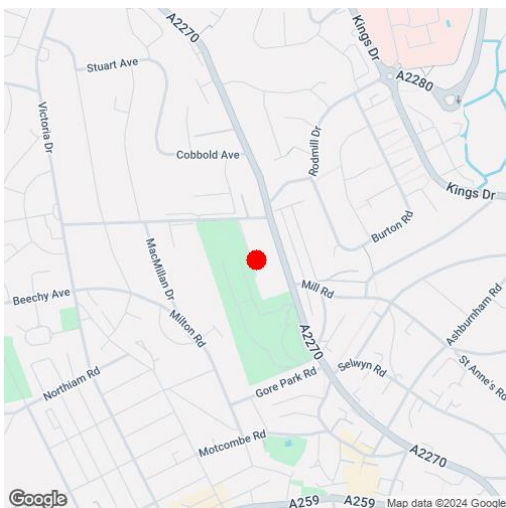
Price £475,000 | Freehold

LS Leaper
Stanbrook

TOWN CENTRE OFFICE
01323 416716

MEADS STREET OFFICE
01323 737962

A spacious three bedroom semi-detached house with driveway and garage located in a quiet cul-de-sac in the popular Old Town area of Eastbourne boasting views of the South Downs. This delightful property is offered to the market chain free and enjoys bright and spacious accommodation throughout comprising entrance porch, large entrance hall, sitting room, dining room, kitchen, downstairs wc, three good size bedrooms and modern shower room. To the front there is a long driveway providing off road parking for several vehicles leading to a garage with electric up and over door and to the rear there is a secluded well stocked garden with area of lawn, patio and variety of plants, shrubs and trees. Additional benefits include double glazing and gas central heating. The property is located close to a number of excellent schools as well as bus routes, local shops and Eastbourne town centre with mainline railway station, Beacon shopping centre, restaurants, cafes and seafront is just over a mile away.





At a Glance:

- Three bedroom semi-detached house
- Quiet cul-de-sac location
- Views towards the South Downs
- Spacious accommodation throughout
- Sitting room and dining room
- Secluded rear garden
- Kitchen
- Shower room and downstairs wc
- Double glazing and gas central heating
- Driveway and garage

Accommodation:

ENTRANCE PORCH

ENTRANCE HALL

SITTING ROOM

13'7" (4.14m) x 11'8" (3.56m)

DINING ROOM

11'2" (3.4m) x 9'5" (2.87m)

KITCHEN

11'1" (3.38m) x 7'9" (2.36m)

SEPARATE WC

FIRST FLOOR LANDING

BEDROOM 1

13'8" (4.17m) x 11'8" (3.56m)

BEDROOM 2

11'3" (3.43m) x 9'5" (2.87m)

BEDROOM 3

8'9" (2.67m) x 7'9" (2.36m)

SHOWER ROOM

OUTSIDE:

FRONT & REAR GARDENS

DRIVEWAY

GARAGE

with power and light.

EPC:

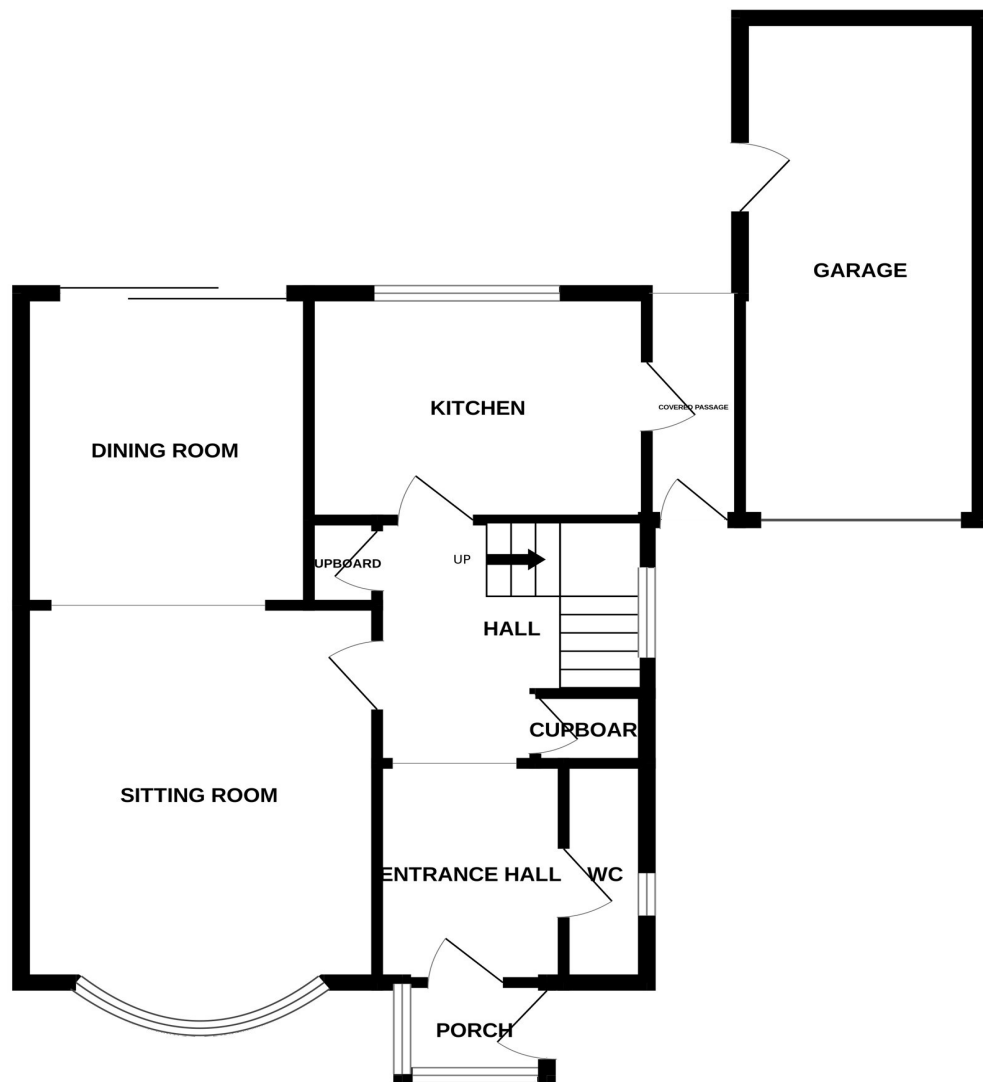
T.B.C.

COUNCIL TAX:

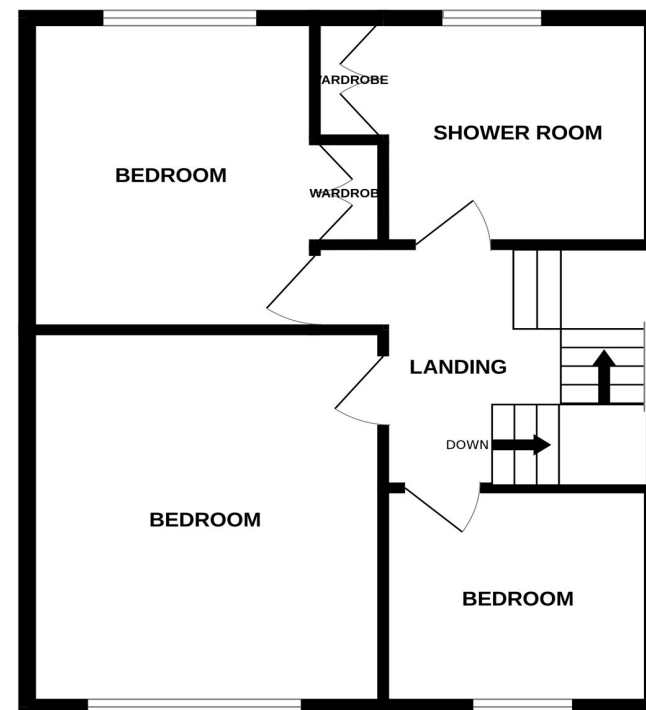
Band "D"



GROUND FLOOR
719 sq.ft. (66.8 sq.m.) approx.



1ST FLOOR
522 sq.ft. (48.5 sq.m.) approx.



Ref: 1

Whilst every care has been taken in the preparation of these particulars, neither the agents nor the vendor accept any responsibility for error or omission, nor do they constitute an offer or contract. Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate whilst photographs and floorplans are provided for guidance only.

 **Leaper
Stanbrook**

5 Gildredge Road, Eastbourne BN21 4RB
01323 416716

28 Meads Street, Eastbourne BN20 7QY
01323 737962

website
www.leaperstanbrook.co.uk

email
sales@leaperstanbrook.co.uk