



6c South Cliff Tower, Eastbourne, BN20 7JN

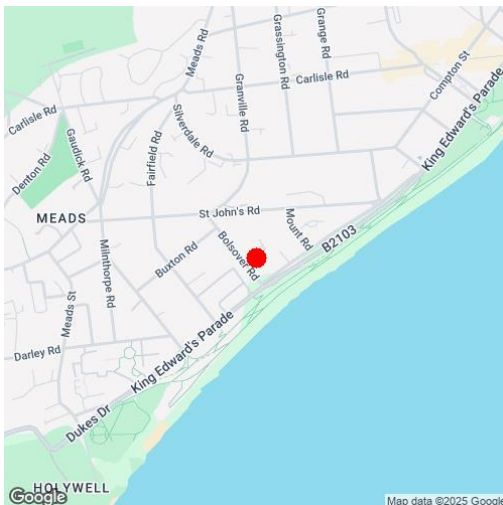
Price £375,000 | Share of Freehold

LS Leaper
Stanbrook

TOWN CENTRE OFFICE
01323 416716

MEADS STREET OFFICE
01323 737962

A beautifully presented two bedroom flat located on the 6th floor of the iconic South Cliff Tower directly on Meads seafront boasting magnificent views of the sea. This delightful flat is offered to the market chain free and boasts bright and spacious accommodation throughout comprising communal entrance hall, stairs and passenger lift to all floors, large private entrance hall with built in storage and utility / boiler room, delightful light and airy sitting/dining room affording stunning sea views with access to a private balcony, modern fully fitted kitchen, two excellent size double bedrooms with the main bedroom enjoying access to the balcony and also benefiting from a stylish en-suite shower room/wc and there is a further modern contemporary main bathroom/wc. South Cliff Tower is set within attractive communal gardens and has an impressive reception foyer with porters providing assistance and security for residents. The property is situated just behind Meads seafront, within a quarter of a mile of Meads village shopping facilities and 1 mile from Eastbourne town centre. The property enjoys the additional benefit of double glazing and gas central heating.





At a Glance:

- Immaculately presented two bedroom 6th floor flat
- Iconic South Cliff Tower
- Stunning sea views
- Spacious accommodation throughout
- Private balcony
- Modern fitted kitchen
- Contemporary bathroom and en-suite shower room
- Secure allocated parking space
- Easy access to Meads seafront and high street
- Chain free

Accommodation:

COMMUNAL ENTRANCE HALL

STAIRS AND PASSENGER LIFT TO ALL FLOORS

PRIVATE ENTRANCE HALL

with built-in storage cupboards and utility / boiler room

SITTING / DINING ROOM

24'6" (7.47m) x 11'6" (3.51m) with door to balcony

KITCHEN

11'6" (3.51m) x 8'7" (2.62m)

BEDROOM 1

15'6" (4.72m) x 11'4" (3.45m) with door to balcony

EN-SUITE SHOWER ROOM

BEDROOM 2

13'8" (4.17m) x 12'4" (3.76m)

BATHROOM

ALLOCATED SECURE PARKING SPACE

LEASE:

199 years from 1965

MAINTENANCE:

approximately £3,000 half yearly

GROUND RENT:

n/a

SUB-LETTING:

not allowed

PETS:

not allowed

COUNCIL TAX:

Band 'E'

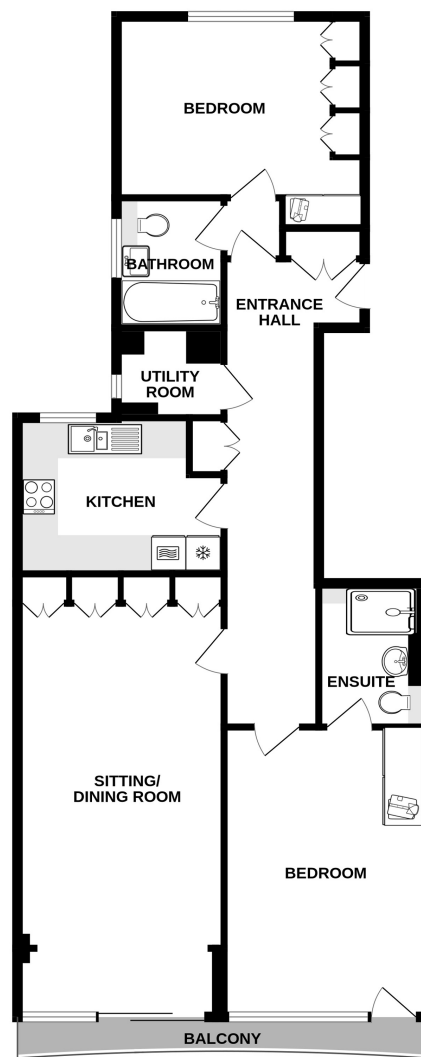
EPC:

'C'

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



6TH FLOOR
1053 sq.ft. (97.8 sq.m.) approx.



TOTAL FLOOR AREA : 1053 sq.ft. (97.8 sq.m.) approx.

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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