12 Burton Road, Eastbourne, BN21 2RE

Price £320,000 | Freehold

Leaper Stanbrook

TOWN CENTRE OFFICE
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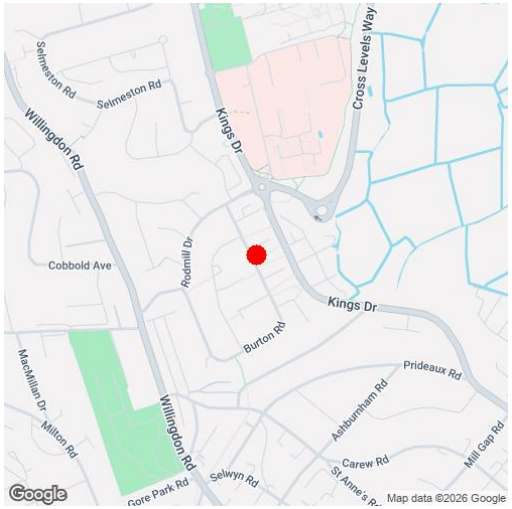
A pleasant two double bedroom detached bungalow in the popular Rodmill area of Eastbourne and conveniently located within close proximity to local shops, amenities, bus routes and Eastbourne District General Hospital. This delightful property enjoys accommodation comprising entrance porch, entrance hall, excellent size L-Shaped sitting/dining room with pleasant outlook over rear garden, modern kitchen with range of matching wall and base units, appliance spaces, single drainer sink and door to outside. There are two good size double bedrooms and a well appointed shower room/wc. There is a pleasant area of garden to the front and the property is approached via an excellent sized block paved driveway providing off road parking for several vehicle which leads to a single garage. To the rear there is a well stocked garden mainly laid to lawn with area of patio plus a variety of plants, shrubs and trees. Additional benefits include double glazing and gas central heating.



At a Glance:

- Two bedroom detached bungalow
- Popular Rodmill location
- L-shaped sitting/dining room
- Kitchen
- Shower room/wc
- Well stocked rear garden
- Driveway and garage
- Close to Rodmill shops, bus routes and hospital
- Double glazed
- Gas central heating

Accommodation:

ENTRANCE PORCH

ENTRANCE HALL

L-SHAPED SITTING / DINING ROOM
21'4" (6.5m) Max x 19'9" (6.02m) Max

KITCHEN
9'9" (2.97m) x 8'5" (2.57m)

BEDROOM 1
14'8" (4.47m) x 11'2" (3.4m)

BEDROOM 2
9'9" (2.97m) x 8'9" (2.67m)

SHOWER ROOM

OUTSIDE:

FRONT & REAR GARDENS

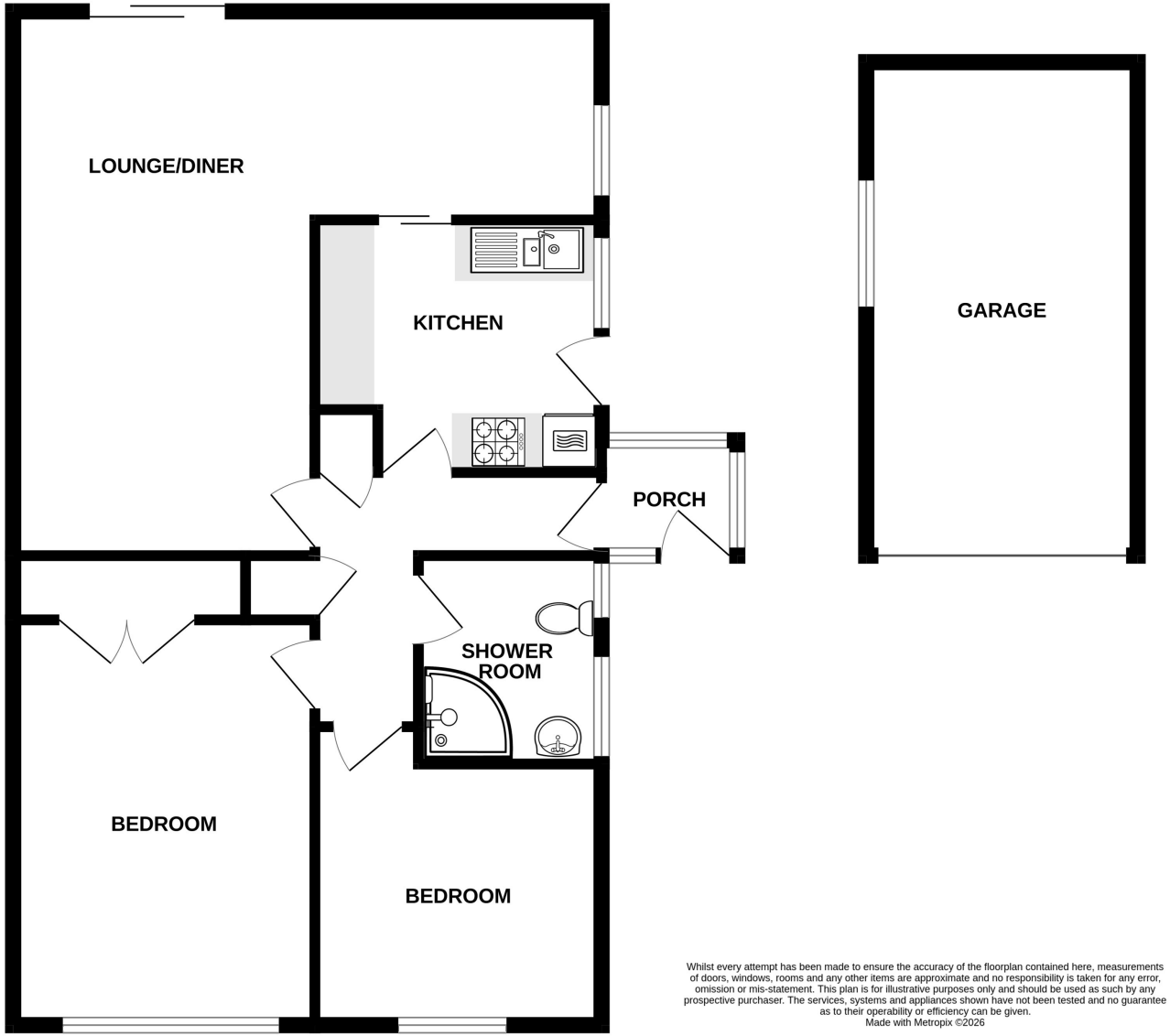
DRIVEWAY

GARAGE

COUNCIL TAX:
Band `D`

EPC:
`D`

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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