



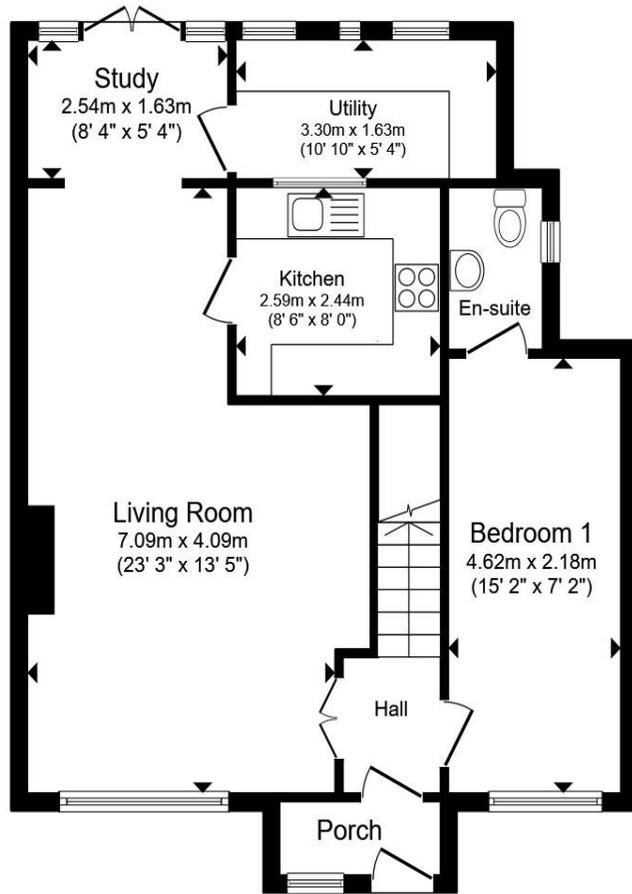
**Swinburne Avenue, Eastbourne BN22 0PN**

**welcome to**

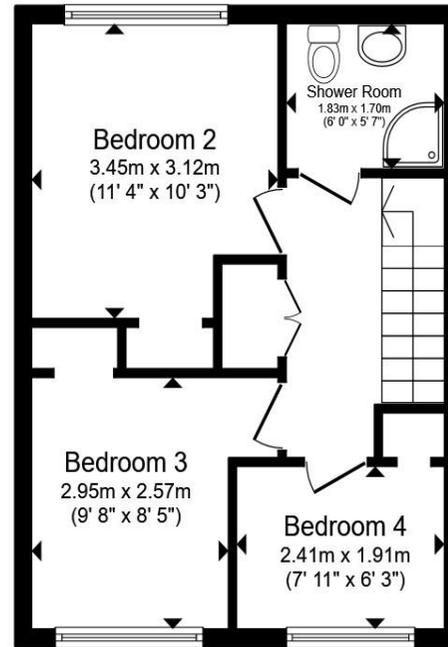
**Swinburne Avenue, Eastbourne**

Located in a popular residential area of Eastbourne, Swinburne Avenue is a well-presented semi-detached family home that has been thoughtfully extended to the side and rear, offering excellent and versatile living accommodation.





**Ground Floor**



**First Floor**

- Entrance Porch**
- Hallway**
- Living Room & Dining Area**
- Kitchen**
- Utility Room**
- Office/Bedroom 4**
- Cloakroom**
- First Floor Landing**
- Bedroom1**
- Bedroom 2**
- Bedroom 3**
- Shower Room**
- Outside Front**
- Rear**

Total floor area 100.5 m<sup>2</sup> (1,082 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



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## Swinburne Avenue, Eastbourne

- Extended Semi-detached house
- Three bedrooms
- Office room/bedroom 4
- Modern kitchen and utility room
- Off road parking

Tenure: Freehold EPC Rating: Awaited  
Council Tax Band: C

**£345,000**



Please note the marker reflects the  
postcode not the actual property

**view this property online** [fox-and-sons.co.uk/Property/PLG107283](https://fox-and-sons.co.uk/Property/PLG107283)



Property Ref:  
PLG107283 - 0003

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