



**Attfield Walk, Eastbourne BN22 9LF**



**welcome to**

**Attfield Walk, Eastbourne**

A well-presented three bedroom end-of-terrace family home located in the popular Hampden Park area of Eastbourne. The property offers a spacious lounge/dining room, modern family bathroom, downstairs cloakroom, front and rear gardens and a garage en bloc.



### Entrance Porch

Double glazed window to the side aspect.

### Cloakroom

Double glazed window to the side aspect. Low level W.C. Wash hand basin with vanity unit below. Heated towel rail.

### Entrance Hall

Built in cupboard.

### Lounge / Dining Room

Triple glazed windows to the rear aspect. Triple glazed patio doors to the rear aspect leading to rear garden. Electric fire place. Under stairs cupboard.

### Kitchen

A range of wall and base units with work top over incorporating a stainless steel sink and drainer unit. Tiled throughout. Double oven with electric hob and cooker hood above. Space and plumbing for slimline dish washer and washing machine. Space for fridge / freezer. Double glazed window to the front aspect.

### First Floor Landing

Stairs leading from ground floor to first floor landing.

### Bedroom 1

Triple glazed window to the rear aspect. Built in cupboard. Radiator.

### Bedroom 2

Triple glazed window to the front aspect. Radiator.

### Bedroom 3

Double glazed window to the front aspect. Radiator.

### Modern Bathroom

Comprising a bath with mixer taps and over head shower attachment. Low level W.C. Wash hand basin. Heated towel rail. Tiled throughout. Extractor fan.

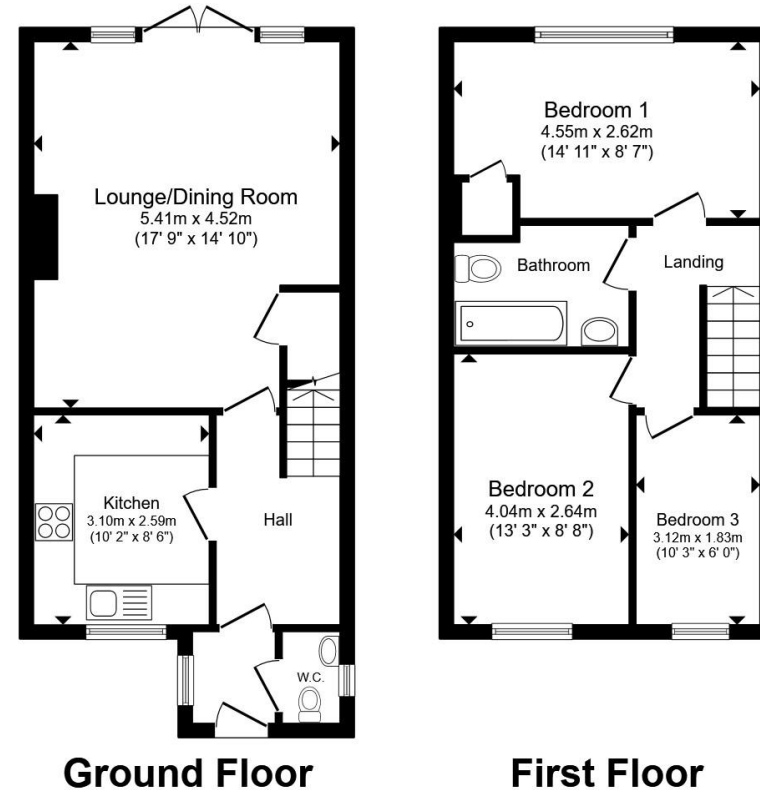
### Front Garden

Being mainly laid to lawn with garden path to the front of the property.

### Rear Garden

Patio area leading to an area of mainly laid to lawn. Garden path leading to the rear of the garden. Garden shed. Fence surround. Side gate access.

### Garage En Bloc



Total floor area 81.0 m<sup>2</sup> (872 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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## Attfield Walk, Eastbourne

- THREE BEDROOM END OF TERRACE HOUSE
- LOUNGE / DINING ROOM
- MODERN FAMILY BATHROOM
- DOWNSTAIRS CLOAKROOM
- FRONT AND REAR GARDENS

Tenure: Freehold EPC Rating: Awaiting  
Council Tax Band: B

**£285,000**



Please note the marker reflects the  
postcode not the actual property

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