TOWN PROPERTY

01323 412200

Freehold

3 Bedroom | 1 Reception | 1 Bathroom

£275,000



29 Faversham Road, Eastbourne, BN23 7JL

A beautifully presented three bedroom mid terrace home, offering stylish and well planned accommodation in a peaceful pedestrianised setting overlooking an attractive lawned square. Immaculately maintained throughout, the property features a spacious living room leading into a full width conservatory, currently arranged as a dining room, creating a superb space for both everyday family life and entertaining. Upstairs, there are three well proportioned bedrooms and a family bathroom, while a recently installed boiler provides added peace of mind with the benefit of the remaining warranty. To the front, the property enjoys an attractive lawned garden enclosed by a charming picket fence and gate, with a mature hedge providing an excellent degree of privacy. The landscaped south westerly facing rear garden has been thoughtfully designed for low maintenance, combining a generous patio with an artificial lawn to create the perfect outdoor retreat. From the rear of the property there are also pleasant distant views towards the South Downs, while residents' parking is conveniently located nearby.

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Main Features

- Beautifully Presented Mid Terrace Home
- Three Well Proportioned Bedrooms
- Full Width Conservatory
- Private Front Garden With Picket Fence
- Landscaped South Westerly Facing Garden
- Patio & Artificial Lawn
- Peaceful Pedestrianised Position
- Distant Views Towards The South Downs
- Recently Installed Boiler With Warranty
- Nearby Residents' Parking

Entrance
Double glazed entrance door to -

Hallway
Radiator. Storage cupboard.

Ground Floor Cloakroom
Low level WC. Wash hand basin set within a vanity unit, Heated towel rail. Double glazed window to the front aspect.

Fitted Kitchen
13'6 x 8'9 (4.11m x 2.67m)
Range of fitted wall and base units Worktop with inset one and a half bowl sink drainer unit, Gas combination boiler. Extractor hood. Gas hob and electric oven. Space and plumbing for a washing machine. Space for a fridge freezer. Double glazed window to the front aspect.

Lounge
17'11 x 11'0 (5.46m x 3.35m)
Radiator. Double glazed doors opening into the conservatory.

Conservatory
15'5 x 7'3 (4.70m x 2.21m)
Part brick and part uPVC construction with double glazed windows and doors providing access to the rear garden.

Stairs from Ground to First Floor Landing:
Loft access (not inspected).

Bedroom 1
13'1 x 10'10 (3.99m x 3.30m)
Radiator. Storage cupboard housing the hot water cylinder. Double glazed window to the front aspect.

Bedroom 2
11'5 x 8'10 (3.48m x 2.69m)
Radiator. Double glazed window to the rear aspect.

Bedroom 3
8'8 x 8'3 (2.64m x 2.51m)
Radiator. Double glazed window to the rear aspect.

Modern Bathroom/WC
Suite comprising panelled bath with shower over. Low level WC. Wash hand basin. Heated towel rail. Frosted double glazed window.

Outside
Rear Garden: Enclosed by a combination of fenced and walled boundaries with gated rear access. Patio area adjoining the house leading to an artificial lawn seating area. Brick built storage shed.

Front Garden: Enclosed by a picket fence with gated access and pathway leading to the front door. Laid to lawn with mature shrubbery for privacy.

EPC = C

Council Tax Band = B

We have tried to make sure that these particulars are accurate but, to a large extent, we have to rely on what the seller tells us about the property. Once you find the property you want to buy, you will need to carry out more investigations into the property than it is practical or reasonable for an estate agent to do when preparing sales particulars. For example, we have not carried out any kind of survey of the property to look for structural defects and would advise any homebuyer to obtain a surveyor's report before exchanging contracts. If you do not have your own surveyor, we would be pleased to recommend one. We have not checked whether any equipment in the property (such as central heating) is in working order and would advise homebuyers to check this. You should also instruct a solicitor to investigate all legal matters relating to the property (e.g. title, planning permission, etc) as these are specialist matters in which estate agents are not qualified. Your solicitor will also agree with the seller what items (e.g. carpets, curtains, etc) will be included in the sale.