



TOWN PROPERTY



01323 412200

Freehold



2 Bedroom



1 Reception



1 Bathroom

£310,000



199 Seven Sisters Road, Eastbourne, BN22 0QJ

A CHAIN FREE 2 bedroom detached bungalow that offers spacious and well proportioned accommodation throughout. Enviably situated in Lower Willingdon within easy walking distance of local shops the bungalow benefits from 2 double bedrooms, fitted kitchen with lean-to utility area, refitted bathroom & spacious lounge/dining room with patio doors to equally large conservatory. The gardens are laid to patio and artificial lawn and provide off road parking and access to the garage that is currently set up as a workshop. An internal inspection comes highly recommended.

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Main Features	Entrance Door to -
• CHAIN FREE 2 Bedroom Detached Bungalow • 2 Double Bedrooms • Fitted Kitchen With Lean-To Utility Area • Spacious Lounge/Dining Room With Patio Doors To Large Conservatory • Low Maintenance Rear Garden With Patio & Artificial Lawn • Off Road Parking • Garage Currently Set Up As A Workshop • Spacious & Well Proportioned Accommodation Throughout • Sought After Lower Willingdon Location • Easy Walking Distance To Local Shops	Spacious Hallway Radiator. Fitted cupboard housing electric meters. Loft access (not inspected). Cupboard housing gas boiler. Lounge/Dining Room 19'10 x 12'2 (6.05m x 3.71m) Radiator. Feature fireplace. Coved ceiling. Double glazed patio doors to - Conservatory 18'7 x 8'11 (5.66m x 2.72m) Radiators. Ceiling fan. Tiled floor. Fitted wall and base units incorporating a desk. Wall lights. Double glazed French dors to rear garden. Fitted Kitchen 13'8 x 8'9 (4.17m x 2.67m) Range of fitted white wall and base units. Worktop with inset one & a half bowl single drainer sink unit and mixer tap. Built-in gas hob and extractor cooker hood. Built-in eye level electric double oven. Plumbing and space for washing machine and dishwasher. Space for upright fridge/freezer. Part tiled walls. Inset spotlights. Double glazed door to - Lean-to Tiled floor. Double glazed windows. Double glazed door to garden. Bedroom 1 12'2 x 11'7 (3.71m x 3.53m) Radiator. Fitted wardrobe and chest of drawers. Coved ceiling. Inset spotlights. Double glazed window to front aspect. Bedroom 2 12'0 x 9'7 (3.66m x 2.92m) Radiator. Coved ceiling. Wall lights. Double glazed window to rear aspect. Modern Bathroom/WC White suite comprising panelled bath with shower over and shower screen. Low level WC with concealed cistern. Vanity unit with inset wash hand basin, mixer tap and cupboard below. Part tiled walls. Radiator. Extractor fan. Frosted double glazed window. Outside The bungalow occupies a sizable plot with the gardens arranged to patio and artificial lawn. There is a wooden shed, well stocked flower beds and double gates to the rear that provide off road parking and access to the garage. Parking Off road parking & garage with up & over door that is currently panelled over & set up as a workshop. Council Tax Band = D