



TOWN PROPERTY



01323 412200

Freehold



3 Bedroom



1 Reception



1 Bathroom

£260,000



73 Dursley Road, Eastbourne, BN22 8DH

Guide Price £260,000 - £270,000

An attractive tile hung, bay fronted Victorian terraced home, enviably positioned on a quiet one way street in the heart of Eastbourne's town centre. Brimming with character and natural light, the property offers well proportioned accommodation comprising a spacious dual aspect lounge/dining room, fitted kitchen, three first floor bedrooms and a family bathroom. Outside, the sunny courtyard style rear garden provides a low maintenance space to relax or entertain. Ideally located within comfortable walking distance of the mainline railway station, Beacon Shopping Centre, seafront, theatres, restaurants and a wealth of local amenities, this charming period home is perfectly suited to a wide range of buyers.



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Main Features

- Period End of Terrace House
- 3 Bedrooms
- Bay Fronted Dual Aspect Reception Room
- Kitchen
- Bathroom/WC
- Artificial Lawn Rear Garden
- Double Glazing & Gas Central Heating Throughout
- Close to Town Centre, Shops, The Seafront & Transport Links
- Character Features

Entrance

Double glazed front door to-

Dual Aspect Lounge/Dining Room

23'2 x 13'5 (7.06m x 4.09m)

Two radiators. Log burner. Exposed floorboards. Understairs storage cupboard. Double glazed box bay window to front aspect. Double glazed window to rear aspect.

Kitchen

9'9 x 9'5 (2.97m x 2.87m)

Fitted range of wall and base units, surrounding worktop with inset single drainer sink unit and mixer tap. Four ring gas hob with electric oven under and extractor over. Space for upright fridge freezer. Space and plumbing for washing machine and dishwasher. Radiator. Double glazed window to side aspect. Double glazed door to side.

Stairs from Ground to First Floor Landing

Loft access (not inspected).

Bedroom 1

13'10 x 12'5 (4.22m x 3.78m)

Radiator. Double glazed box bay window to front aspect.

Bedroom 2

9'11 x 7'9 (3.02m x 2.36m)

Radiator. Double glazed window to rear aspect.

Bedroom 3

8'11 x 4'11 (2.72m x 1.50m)

Radiator. Double glazed window to side aspect.

Bathroom/WC

Panelled bath with shower over. Low level WC. Pedestal wash hand basin. Extractor fan. Double glazed window to rear aspect.

Outside

The rear garden is laid to artificial lawn with gated rear access and fenced boundaries. There is external storage with power that houses the boiler and has space for a tumble dryer.

COUNCIL TAX BAND = B

EPC = E