



OAKFIELD



Golden Gate Way, Sovereign Harbour, Eastbourne, BN23

£1,300 PCM



## Golden Gate Way, Sovereign Harbour, Eastbourne, BN23

Spoil yourself with fantastic two bedroom, first floor flat with amazing marina views, situated in Eastbourne's desirable Sovereign Harbour North.

A well-maintained communal entrance welcomes you into the building and has stairs and lift to the first floor to your own front door. The property comprises of two double bedrooms, the master boasting an en-suite shower room and both with wardrobes and doors to a terrace with harbour views. There is a spacious living/dining room with a door to the terrace, separate fitted kitchen with integrated appliances to include fridge/freezer, washing machine, oven and hob. The bathroom has a white suite comprising low level wc, pedestal wash hand basin and panelled bath with shower over.

Stroll along to The Waterfront and enjoy its fantastic range of boutiques and eateries or wander along to the Crumbles for a night at the cinema, a spot of shopping or a workout at the gym. All this, and the beach, are just a stone's throw away! Eastbourne town centre, recently extended Beacon shopping centre and mainline train station are approximately 3.5 miles away.

Further benefits include double glazing, electric heating system, secure underground parking, communal lift and entry phone system.!

Please note:  
An annual household income of £39,000 per annum is required





### Living Room

21'4" x 11'9" (6.51m x 3.59m)

### Bedroom 1

14'6" x 11'6" (4.42m x 3.51m)

### Bedroom 2

11'1" x 10'0" (3.38m x 3.05m )

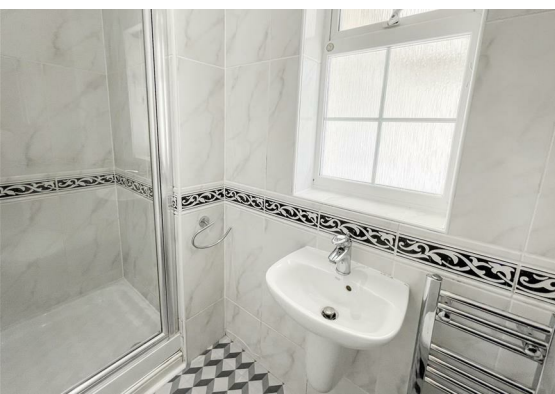
### Kitchen

9'10" x 7'10" (3.01m x 2.40m)



### Bathroom

**Council Tax band D - £2,654.28 per annum**



Floor Plan

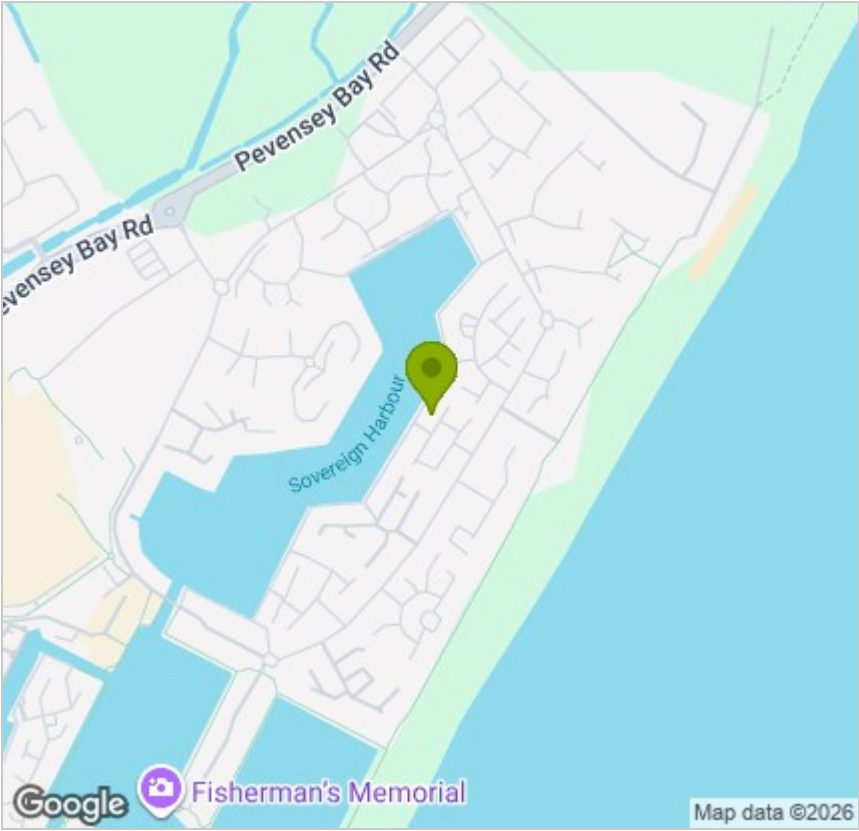


Viewing

Please contact us on 01323 405553 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

