

HUNT FRAME

ESTATE AGENTS



Southdown House Howard Square, Eastbourne, BN21 4FG

Prices From £425,000



HUNT FRAME ESTATE AGENTS are proud to offer these STUNNING APARTMENTS with PRICES FROM £425,000. An exclusive development of 15 LUXURIOUSLY APPOINTED apartments, finished to an exacting standard within this Grade II listed building. Located just off The Promenade, to the west of the town centre, within easy reach of the theatres, Towner Art Gallery, seafront and Pier.

The apartments and maisonettes have a minimum of two double bedrooms with en-suites and a separate cloakroom, fully fitted kitchen/dining rooms with integrated appliances, quartz work surfaces and travertine flooring. All maisonettes have allocated parking.

With generous room sizes and reception rooms overlooking Howard Square and the seafront to the side, reservations are now being taken. SHARE OF FREEHOLD, 999 year lease. Call HUNT FRAME, sole agents, to arrange your appointment to view.



MAISONETTE 1 SOLD & OCCUPIED

MAISONETTE 2 £525,000

MAISONETTE 3 SOLD & OCCUPIED

MAISONETTE 4 £490,000

APARTMENT 5 SOLD & OCCUPIED

First floor.

APARTMENT 6 £440,000

First floor.

APARTMENT 7 £425,000

Second floor.

APARTMENT 8 £430,000

Second floor.

APARTMENT 9 £430,000

Third floor.

APARTMENT 10 £435,000

Third floor.

MAISONETTE 11 £560,000 SOLD

MAISONETTE 12 SOLD & OCCUPIED

APARTMENT 13 SOLD & OCCUPIED

First floor.

APARTMENT 14 £435,000

Second floor.

APARTMENT 15 £440,000

Third floor.

SHARE OF FREEHOLD WITH 999 YEAR LEASES

Grade II Listed, EPC exempt.

Council Tax Bands TBC.

Maintenance TBC.

Permission for pets may be sought from the Managing Agents.

Sub-Letting is not permitted.

MAINTENANCE

£1400 (approx) per annum.

ANTI MONEY LAUNDERING REGULATIONS

By law, we are required to conduct anti-money laundering checks on all potential buyers and sellers, and we take this responsibility very seriously. In line with HMRC guidelines, our trusted partner, Coadjute, will securely manage these checks on our behalf. Once an offer is accepted (subject to contract), Coadjute will send a secure link for you to complete the biometric checks electronically. A non-refundable fee of £45+ VAT per person will apply for these checks, and Coadjute will handle the payment for this service. These anti-money laundering checks must be completed before we can send the memorandum of sale to the solicitors to confirm the sale. Please contact the office if you have any questions in relation to this.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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