



Melbourne Road, Eastbourne BN22 8BD

welcome to

Melbourne Road, Eastbourne

GUIDE PRICE £240,000 - £250,000

A beautifully presented two bedroom mid terrace house located within close proximity of local shops and Eastbourne seafront alongside useful transport links. Arrange a viewing today!



Entrance Hall

Door to the front aspect. Radiator.

Lounge

16' 5" into recess x 11' 9" into recess (5.00m into recess x 3.58m into recess)
Double glazed window to the front aspect. Fire place.
Radiator.

Dining Room

10' 11" x 12' 2" into recess (3.33m x 3.71m into recess)
Double glazed window to the rear aspect. Radiator.

Kitchen

8' 6" x 9' 11" (2.59m x 3.02m)
A range of wall and base units with solid oak work top over incorporating a stainless steel sink and drainer unit. Oven and gas hob. Space and plumbing for washing machine. Under floor heating. Boiler. Double glazed window to the rear aspect. Double glazed French doors to the rear aspect.

First Floor Landing

Stairs leading from the ground floor to first floor landing. Loft access with a loft hatch and drop down ladder.

Bedroom 1

21' 3" into recess x 14' 9" into recess (6.48m into recess x 4.50m into recess)
Double glazed window to the front aspect. Built in wardrobe. Radiator.

Bedroom 2

10' 10" x 9' 3" (3.30m x 2.82m)
Double glazed window to the rear aspect. Radiator.

Bathroom

Comprising a corner bath with mixer taps and over head shower attachment. Wash hand basin. Heated towel rail. Airing cupboard. Double glazed window to the rear aspect.

Cloakroom

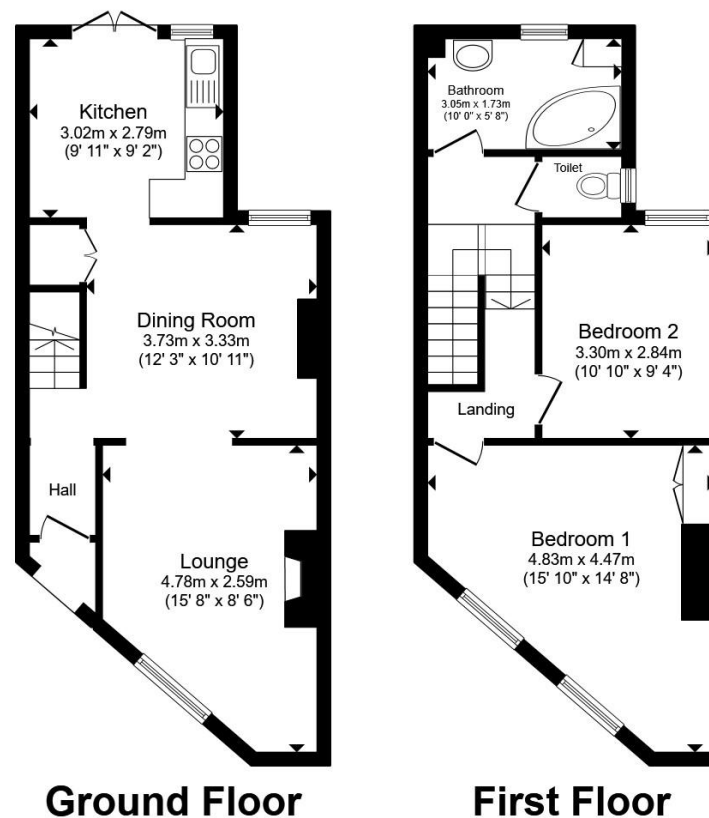
Double glazed window to the side aspect. Low level W.C.

Loft Space

Ample storage. Boarded flooring.

Rear Garden

Raised decked area adjoining the property. Side gate. Garden shed.



Total floor area 80.1 m² (862 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Melbourne Road, Eastbourne

- ***GUIDE PRICE £240,000 - £250,000***
- MID TERRACE HOUSE
- BEAUTIFULLY PRESENTED
- ORIGINAL FEATURES
- CLOSE TO SHOPS AND SEAFRONT

Tenure: Freehold EPC Rating: D

Council Tax Band: B

guide price

£240,000 - £250,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
EBN117333 - 0004

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fox & sons



01323 410911



Eastbourne@fox-and-sons.co.uk



19 Cornfield Road, EASTBOURNE, East Sussex,
BN21 4QD



fox-and-sons.co.uk