



TOWN PROPERTY



01323 412200

Freehold

 2 Bedroom  1 Reception  1 Bathroom

£200,000



## 2 Biscay Avenue, Eastbourne, BN23 6UP

\*\*\*GUIDE PRICE £200,000 - £210,000\*\*\*

An opportunity to acquire this CHAIN FREE two double bedroom semi detached bungalow, ideally situated in the popular Langney area of Eastbourne. The property requires complete updating and improvement. Accommodation comprises two good sized double bedrooms, a living room, kitchen and bathroom. The property currently has no heating system installed and would benefit from full refurbishment, making it an ideal project for investors or buyers looking to create a home to their own specification. Outside there is a rear garden offering potential for landscaping and improvement, along with residents' parking facilities nearby. Conveniently located for local shops, amenities and transport links, this property presents an excellent opportunity for those seeking a renovation project in a well established residential area.

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## Main Features

- Spacious Semi Detached Bungalow
- 2 Bedrooms
- Lounge
- Fitted Kitchen
- Bathroom/WC
- Double Glazing
- Lawned Rear Garden
- Residents Parking
- CHAIN FREE

### Entrance

uPVC front door to -

### Lounge

14'6 x 13'5 (4.42m x 4.09m)

Carpet. Double glazed window to front aspect. Door to hallway. Folding door to -

### Fitted Kitchen

9'0 x 5'3 (2.74m x 1.60m )

Range of fitted wall and base units. Space for cooker and fridge/freezer. Plumbing and space for washing machine. Carpet. Double glazed window to rear aspect.

### Hallway

uPVC door to rear garden. Carpet.

### Bedroom 1

11'3 x 9'9 (3.43m x 2.97m)

Carpet. Double glazed window to front aspect.

### Bedroom 2

10'0 x 8'8 (3.05m x 2.64m )

Carpet. Built-in cupboard housing fuse board. Double glazed window to rear aspect.

### Bathroom/WC

Coloured suite comprising panelled bath with electric wall mounted shower above. Pedestal wash hand basin. Low level WC. Carpet. Double glazed window to rear aspect.

### Rear Garden

Laid to lawn with shed.

### Parking

There is residents parking to the front.

EPC = F

Council Tax Band = A