OAKFIELD

Upperton Road, Eastbourne, BN21 1ET

£185,000

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## Upperton Road,
## Eastbourne, BN21 1ET

This spacious second-floor apartment is ideally positioned in the heart of Eastbourne, just a short walk from the town centre, seafront and mainline railway station. Offering generous proportions, ample storage and the rare benefit of a private garage, it represents an excellent opportunity for those seeking convenience and potential in a central location.

The accommodation is arranged around a welcoming hallway and includes a bright living room with space for both seating and dining, a well-sized kitchen, two double bedrooms and a family bathroom. The master bedroom further benefits from its own en-suite shower room, making the layout practical and versatile.

While the property would benefit from some making good and modernisation, it provides a fantastic canvas for buyers to update and personalise. Its spacious floor plan and natural light offer strong foundations for creating a stylish and comfortable home.

The apartment is offered chain free and comes with a share of the freehold, with 969 years remaining on the lease. The inclusion of a single car garage adds to its appeal, offering secure parking or additional storage in this desirable town centre setting.

**Living Room**
15'3" x 14" (4.65m x 4.27m )

**Kitchen**
14'5" x 6'0" (4.39m x 1.83m)

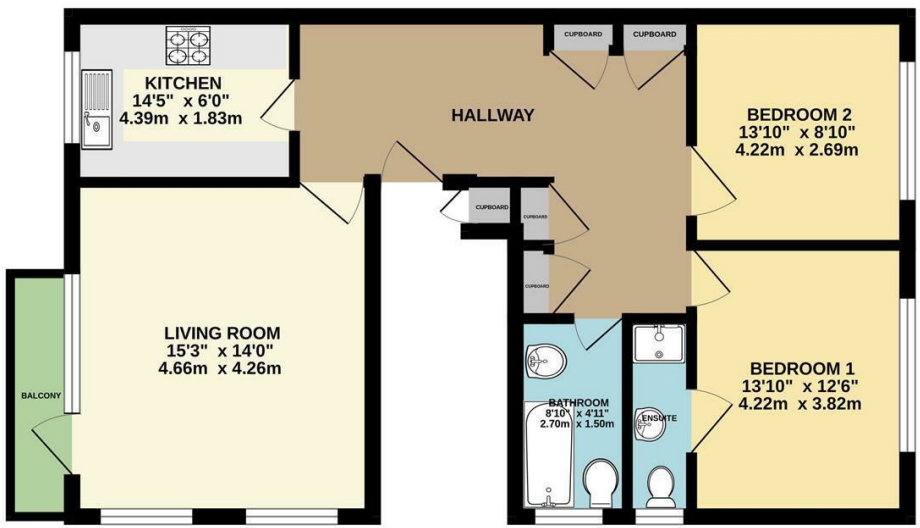
**Bedroom 1**
13'10" x 12'6" (4.22m x 3.82m)

**Bedroom 2**
13'10" x 8'10" (4.22m x 2.69m)

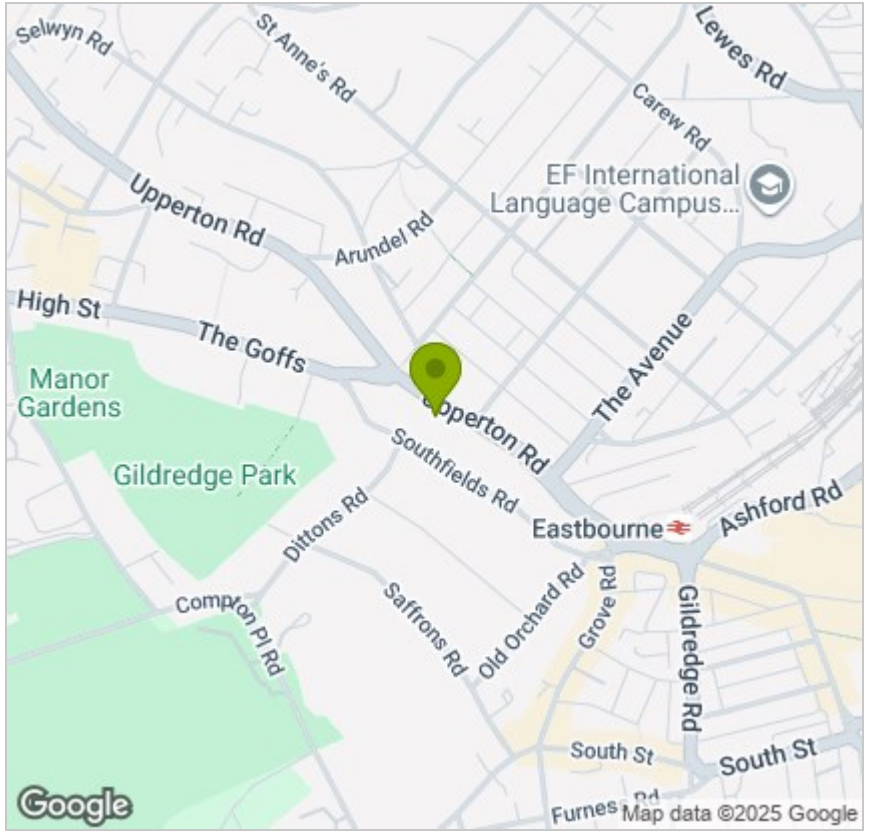
**Bathroom**
8'10" x 4'11" (2.70m x 1.50m)

**Lease information**
The seller advises that the property is offered as Share of freehold and has approximately 969 years remaining on the lease. The service charge is £1,834.33 per annum. The agent has not had sight of confirmation documents and therefore the buyer is advised to obtain verification from their solicitor or surveyor.

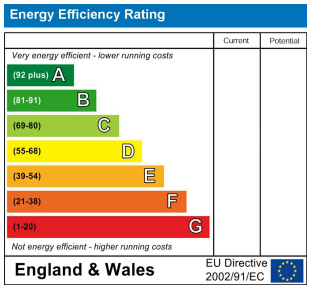
## Floor Plan




## Area Map




## Energy Efficiency Graph




## Viewing

Please contact us on 01323 723 500
if you wish to arrange a viewing appointment for this property or require further information.

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