



Mallard Close, Eastbourne BN22 9NA



welcome to

Mallard Close, Eastbourne

A two-bedroom end of terrace house, ideally located in Hampden Park. Offered chain free and with vacant possession, the property benefits from a driveway for one car, a garage, and a private rear garden, making it an excellent opportunity for first-time buyers or investors.



Agents Note

This property is part of a large Title that includes other properties that are not included in this sale. The creation of a new Title for the property being sold will be undertaken during the conveyance in preparation for completion. Your conveyancer will take the necessary steps and advise you accordingly. We may not have all material information relating to this property which is sold as seen. If there is any point which is of particular importance to you, please contact the branch and we will endeavour to check for you, especially if you are contemplating travelling some distance to view the property. The monthly service charge of £5.84 is applicable to the property as a guide only and is subject to confirmation and possible annual increase. Please enquire with the branch at time of interest where they would be happy to check. We have not tested any apparatus, equipment, fixtures, fittings, or connection of utility services. Any checks to working condition and suitability will be at the buyers own cost.

Entrance Hall

Under stairs cupboard. Radiator.

Lounge

Patio doors to the rear aspect. Serving hatch. Radiator.

Kitchen

A range of wall and base units with work top over incorporating a stainless steel sink and drainer unit. Space for oven and hob, fridge / freezer and dish washer or washing machine. Serving hatch. Partly tiled throughout. Boiler. Radiator. Window to the front aspect.

First Floor Landing

Stairs leading from ground floor to first floor landing. Airing cupboard.

Bedroom 1

Window to the front aspect. Radiator.

Bedroom 2

Window to the rear aspect. Radiator.

Bathroom

Comprising a bath with mixer taps and over head shower attachment. Low level W.C. Wash hand basin. Radiator. Partly tiled throughout.

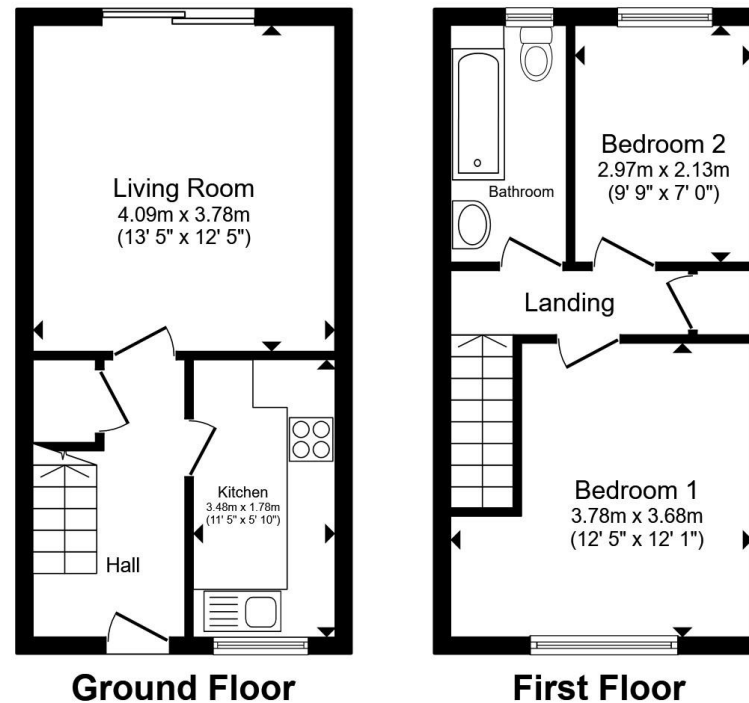
Rear Garden

Off Road Parking

Off road parking for one vehicle.

Garage

Up and over door.



Total floor area 58.0 m² (625 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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Mallard Close, Eastbourne

- TWO BEDROOM END OF TERRACE HOUSE
- CHAIN FREE
- DRIVEWAY FOR ONE CAR
- GARAGE
- PRIVATE REAR GARDEN

Tenure: Freehold EPC Rating: D
Council Tax Band: B

£210,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
EBN121118 - 0003

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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