



5 The Ridge Bolsover Road, BN20 7JE
Price £399,950

EMSLIE &
TARRANT

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Beautifully Refurbished Mansion Apartment | Meads

Occupying an enviable position within the exclusive Meads area of Eastbourne, just 100 metres from the seafront promenade, this outstanding three-bedroom mansion apartment forms part of an elegant period development surrounded by beautifully maintained communal gardens. Stylishly refurbished throughout, the apartment successfully blends timeless period character with high-quality contemporary finishes, creating an exceptional home in one of Eastbourne's most prestigious coastal locations.

The beautifully proportioned accommodation centres around an elegant 18' double aspect living room, where tall ceilings, ornate cornicing, a feature fireplace and large windows overlooking the communal gardens create a wonderfully light and welcoming reception space. The superb refitted kitchen has been finished to an exceptional standard with shaker-style cabinetry, quartz worktops, Karndean flooring and integrated appliances, combining practicality with timeless design.

There are three generously proportioned bedrooms, including an impressive principal suite enjoying a bright dual aspect with views towards the sea and a beautifully appointed en-suite shower room. A luxurious family bathroom has been finished to the same high specification, whilst the versatile third bedroom provides an ideal guest room, home office or study.

Outside, the development is set within beautifully maintained park-like communal gardens, providing an attractive setting for the building, whilst a private garage offers valuable secure parking and storage.

Perfectly positioned just moments from the seafront, Helen Gardens and the Western Lawns, the apartment is also within easy walking distance of Meads Village, with its excellent range of independent shops, cafés and restaurants. Eastbourne town centre and the mainline railway station, offering direct services to London Victoria and Gatwick Airport, are approximately one and a half miles away.

Benefiting from a share of the freehold, approximately 944 years remaining on the lease and offered with a complete onward chain, this is a rare opportunity to acquire an elegant mansion apartment combining period grandeur, modern refinement and an exceptional coastal setting.



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Accommodation Comprises
Communal Entrance Hall with Security Entry
Phone & Passenger Lift

Spacious Split-Level Entrance Hall

Double Aspect Living Room – 5.49m x 4.42m
(18'0" x 14'6")

Refitted Kitchen – 3.45m x 3.05m (11'4" x 10'0")

Principal Bedroom – 5.89m x 4.67m (19'4" x 15'4")

En-suite Shower Room

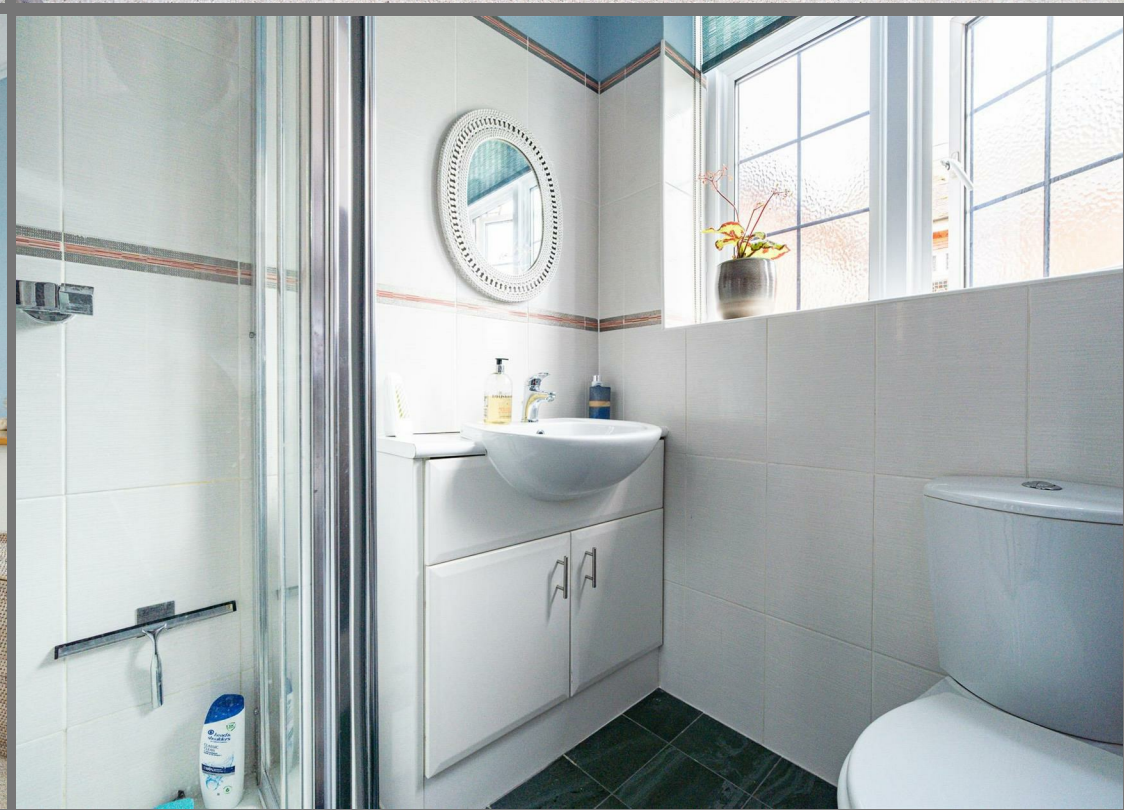
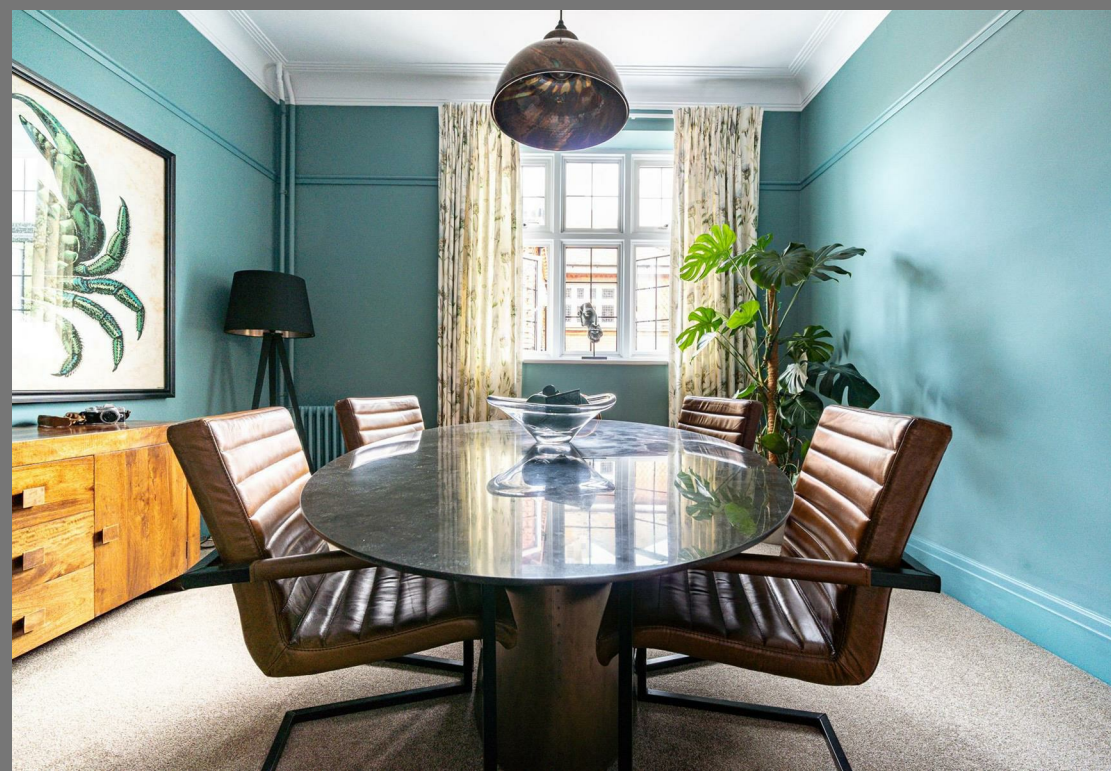
Bedroom Two – 3.96m x 3.91m (13'0" x 12'10")

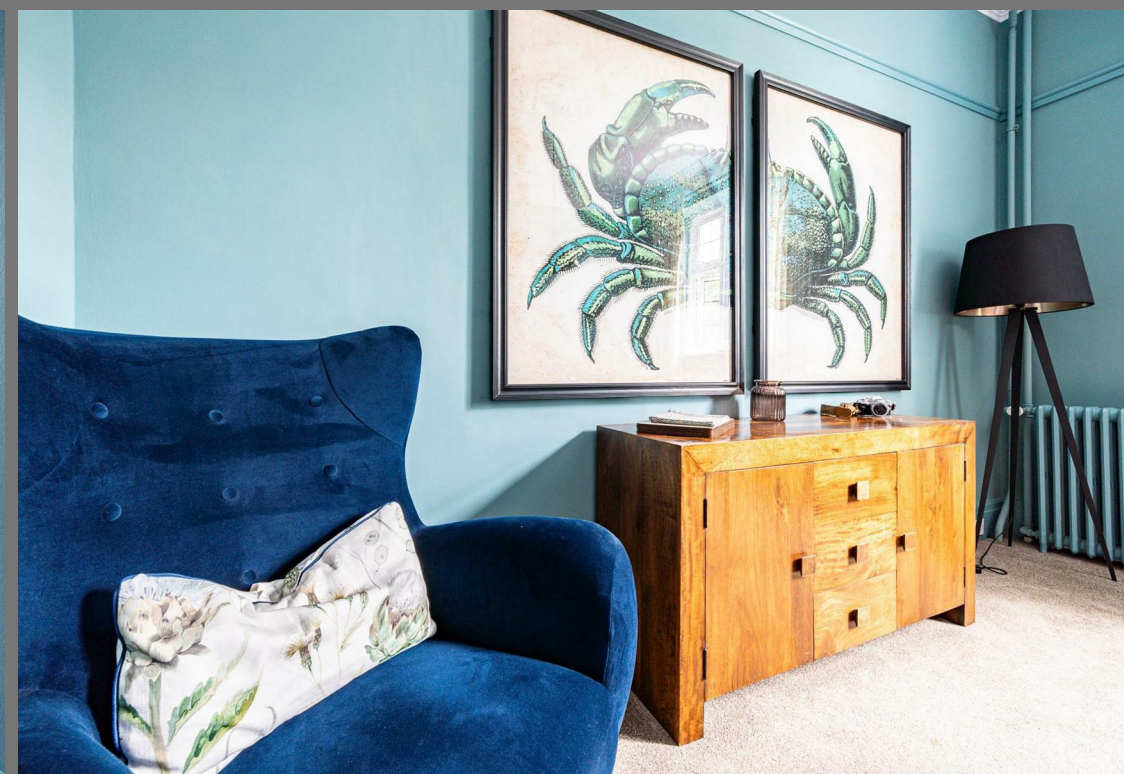
Bedroom Three / Study – 3.96m x 2.39m (13'0" x 7'10")

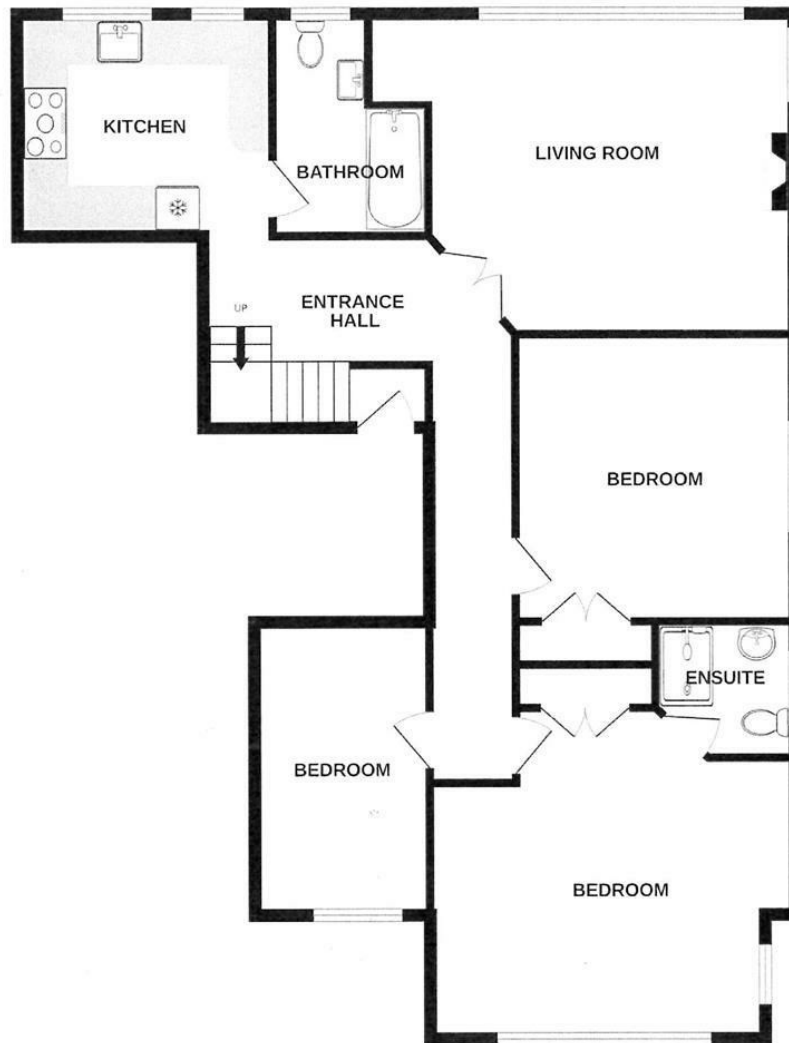
Family Bathroom – 3.05m x 2.13m (10'0" x 7'0")

Private Garage









Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

All material information relating to this property is provided by the vendor and is available upon request.

While Emslie & Tarrant make every effort to ensure that property details are accurate and up to date, we rely on information supplied by the vendor and do not independently verify its accuracy. These particulars do not constitute any part of an offer or contract, and should not be relied upon as statements of fact. Any prospective purchaser should seek confirmation from their solicitor or other suitably qualified professional.

All measurements, floor plans, and dimensions are approximate and provided for guidance purposes only. They should not be relied upon for the purchase of furnishings, fixtures, or fittings

Please note that none of the services, systems, appliances, or installations have been tested by Emslie & Tarrant, and no guarantee as to their operating ability or efficiency is given.

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