

6 Wells Close, Eastbourne, BN20 7TX

Price £870,000 | Freehold

Leaper Stanbrook

TOWN CENTRE OFFICE
01323 416716

MEADS STREET OFFICE
01323 737962

Presented for sale in show-home condition - a truly exceptional three bedroom single storey residence that has been the subject of a comprehensive refurbishment programme over the past few years and now provides a contemporary home with open-plan living at its heart. The reconfigured accommodation comprises a wonderful 33` x 13` open-plan living space with defined sitting and dining areas. There are triple sliding patio doors from the dining area opening directly onto the rear patio providing a delightful and convenient setting for al fresco dining. The beautifully fitted open-plan kitchen has a comprehensive range of shelves and base units beneath quartz work surfaces. Integrated appliances include a Neff oven and second combination microwave oven, Miele induction hob with extractor hood over, larder fridge, freezer, washing machine and dishwasher. There is also a Quooker instant boiling water tap. The living accommodation is separated from the three bedrooms by an inner hall. The master bedroom has fitted wardrobes and a beautifully appointed re-fitted en-suite shower room, whilst the two further bedrooms are served by the equally well-appointed and re-fitted family bathroom with both a bath and shower cubicle. The property has been re-plumbed and re-wired and other benefits include, gas central heating with under floor heating to the kitchen, bathrooms and cloakroom, newly installed aluminium sealed unit double glazed windows and doors, and a double garage. Solid oak flooring has been laid to the living area, whilst the kitchen and bathrooms have tiled flooring with carpets laid to the bedrooms. The level and manageable gardens extend to approximately 30` x 40` and are principally laid to lawn. Located in the favoured Meads area, Meads village shopping facilities and access to The South Downs National Park are within a half mile whilst the seafront is just a little further. An internal inspection is essential to appreciate the merits of this truly outstanding home.



















At a Glance:

- Magnificent modernised bungalow presented for sale in show home condition
- Favoured Meads location
- Superb 33` x 13` living room
- Beautifully fitted kitchen with integrated appliances
- Two refitted bath/shower rooms (one en-suite)
- Three bedrooms
- Double garage
- Manageable gardens
- Gas central heating and new aluminium sealed unit double glazed windows and doors
- Re-wired and re-plumbed



Accommodation:

RECEPTION HALL

LIVING ROOM
33'6" (10.21m) x 13'9" (4.19m)

KITCHEN
12'0" (3.66m) x 9'6" (2.9m)

MASTER BEDROOM
14'0" (4.27m) x 14'0" (4.27m)

EN-SUITE SHOWER ROOM

BEDROOM 2
13'10" (4.22m) x 10'0" (3.05m) + door recess

BEDROOM 3
11'0" (3.35m) x 7'9" (2.36m)

FAMILY BATHROOM

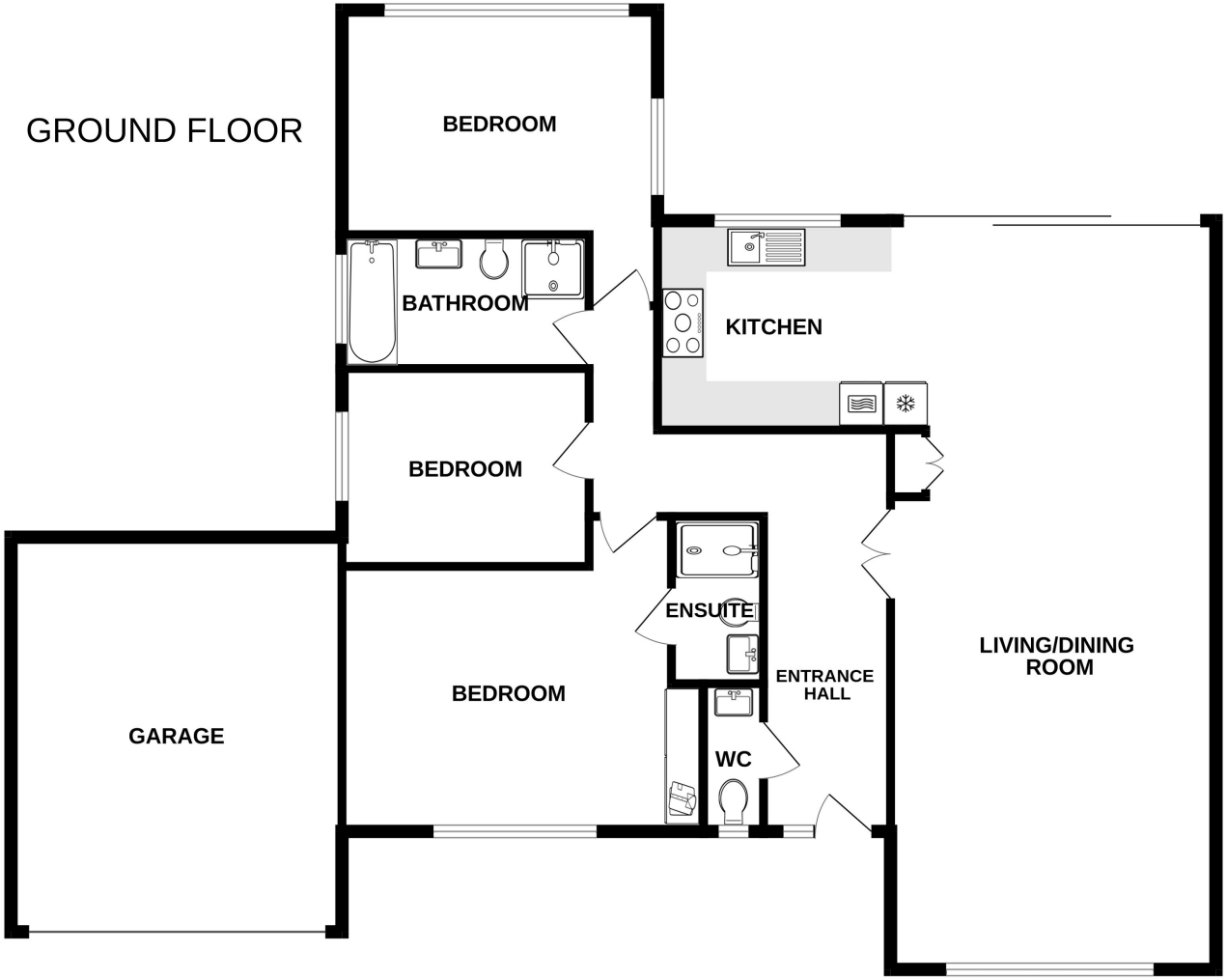
OUTSIDE

GARDENS FRONT AND REAR

DOUBLE GARAGE

EPC
Band `C`

COUNCIL TAX
Band "F"



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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