



TOWN FLATS



01323 416600

Leasehold



1 Bedroom



1 Reception



1 Bathroom

£150,000



21 Martello Court, Jevington Gardens, Eastbourne, BN21 4SD

Beautifully presented first floor one bedroom retirement apartment is located within a prestigious McCarthy Stone development, designed exclusively for the over 60s. Positioned at the rear of the building, the apartment enjoys a peaceful outlook over the tranquil Jevington Gardens from its charming Juliette balcony. The accommodation is light, spacious, and thoughtfully laid out, featuring underfloor heating throughout for year round comfort. The property is offered chain free, making it an ideal choice for those seeking an easy and stress free move. Perfectly situated to combine the very best of coastal and town living, this sought-after development offers convenient access to both the beach and the vibrant town centre. Residents can also enjoy a range of communal facilities, including an elegant residents' lounge, well equipped laundry room, and secure mobility scooter storage and charging area. Residents' parking is available (subject to permit availability). This high end development offers a welcoming and secure environment, making it a perfect place to enjoy a relaxed and independent retirement lifestyle.



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info@townflats.com

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Jevington Gardens,
Eastbourne, BN21 4SD

£150,000

Main Features

- Beautifully Presented Lower Meads Retirement Apartment
- 1 Bedroom
- First Floor
- Spacious Lounge With Juliette Balcony
- Fitted Kitchen
- Modern Shower Room/WC
- Double Glazing & Underfloor Heating Throughout
- Residents Lounge, Laundry Room, Secure Mobility Scooter Storage & Charging Area
- Communal Gardens
- CHAIN FREE

Entrance

Communal entrance with security entry phone system. Stairs and lift to first floor private entrance door to -

Hallway

Entryphone handset. Cupboard. Underfloor heating.

Lounge

22'6 x 10'6 (6.86m x 3.20m)

Underfloor heating. Double glazed doors to Juliette balcony. Door to -

Fitted Kitchen

8'5 x 6'4 (2.57m x 1.93m)

Range of fitted wall and base units. Worktop with inset single drainer sink unit and mixer tap. Inset electric hob. 'Eye' level electric oven. Extractor cooker hood. Integrated fridge/freezer. Underfloor heating. Double glazed window to rear aspect.

Bedroom

13'0 x 8'11 (3.96m x 2.72m)

Radiator. Built-in wardrobe. Underfloor heating. Double glazed window to rear aspect.

Modern Shower Room/WC

Suite comprising shower cubicle with wall mounted shower. Low level WC. Wash hand basin. Extractor fan. Heated towel rail. Underfloor heating.

Other Details

Martello Court is set in well maintained communal gardens. There is a residents lounge with kitchen area, store room for mobility scooter, guest suite, courtyard, laundry room and use of Jevington Gardens communal lawn.

Council Tax Band = B

THE VENDOR HAS ADVISED US OF THE FOLLOWING DETAILS. WE HAVE NOT INSPECTED THE LEASE NOR SEEN MAINTENANCE ACCOUNTS TO VERIFY THIS INFORMATION.

Ground Rent: £212.50 paid half yearly

Maintenance: £215.48 per calendar month

Lease: 112 years remaining. We have been advised of the remaining lease term, we have not seen the lease

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We have tried to make sure that these particulars are accurate but, to a large extent, we have to rely on what the seller tells us about the property. Once you find the property you want to buy, you will need to carry out more investigations into the property than it is practical or reasonable for an estate agent to do when preparing sales particulars. For example, we have not carried out any kind of survey of the property to look for structural defects and would advise any homebuyer to obtain a surveyor's report before exchanging contracts. If you do not have your own surveyor, we would be pleased to recommend one. We have not checked whether any equipment in the property (such as central heating) is in working order and would advise homebuyers to check this. You should also instruct a solicitor to investigate all legal matters relating to the property (e.g. title, planning permission, etc) as these are specialist matters in which estate agents are not qualified. Your solicitor will also agree with the seller what items (e.g. carpets, curtains, etc) will be included in the sale.