



# TOWN PROPERTY



01323 412200

Freehold



3 Bedroom



1 Reception



1 Bathroom

## £230,000



## 10 Ashington Road, Eastbourne, BN22 9EB

A chain free three bedroom end of terrace house conveniently situated in Hampden Park within comfortable walking distance of nearby shops and schools. Providing well proportioned accommodation the house benefits from a lounge, kitchen/breakfast room with access to the rear garden, bathroom, separate cloakroom and off road parking to the front. Though in need of some updating the house offers wonderful potential.

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Eastbourne, BN22 9EB

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Main Features

- End of Terrace House
- 3 Bedrooms
- Lounge
- Kitchen/Breakfast Room
- Bathroom & Separate Cloakroom
- Driveway
- Double Glazing & Gas Central Heating Throughout
- Close to Local Shops, Schools & Transport Links

Entrance

Double glazed front door to-

Hallway

Radiator. Stairs to first floor. Door to understairs cupboard

Lounge

14'8 x 11'11 (4.47m x 3.63m)  
Radiator. Brick built shelving. Double glazed window to front aspect.

Kitchen/Breakfast Room

17'10 x 8'5 (5.44m x 2.57m)  
Fitted range of wall and base units, worktop with inset single drainer sink unit and mixer tap. Four ring gas hob with electric oven under and extractor over. Space and plumbing for washing machine. Space for upright fridge freezer. Wall mounted gas boiler. Radiator. Part tiled walls. Double glazed windows to rear and side aspect. Double glazed door to garden.

Stairs from Ground to First Floor Landing

Loft access (not inspected).

Bedroom 1

13'2 x 10'0 (4.01m x 3.05m)  
Radiator. Double glazed window to front aspect.

Bedroom 2

9'11 x 9'7 (3.02m x 2.92m)  
Radiator. Airing cupboard housing hot water cylinder. Double glazed window to rear aspect.

Bedroom 3

10'4 x 7'6 (3.15m x 2.29m)  
Radiator. Double glazed window to front aspect.

Bathroom

Panelled bath with shower over. Pedestal wash hand basin. Fully tiled walls. Radiator. Frosted double glazed window.

Cloakroom

Low level WC. Frosted double glazed window.

Outside

The rear garden is laid to patio with gated side access.

Parking

A driveway to the front of the property provides off road parking.

COUNCIL TAX BAND = B

EPC = C