Freehold

30 Coopers Hill, Eastbourne, BN20 9JE

Guide Price £470,000 - £490,000








4 Bedroom | 3 Reception | 2 Bathroom

TOWN PROPERTY www.town-property.com info@town-property.com 01323 412200

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.

TOWN PROPERTY

01323 412200

Freehold

4 Bedroom | 3 Reception | 2 Bathroom

Guide Price £470,000 - £490,000



30 Coopers Hill, Eastbourne, BN20 9JE

GUIDE PRICE £470,000 to £490,000

A truly stunning four bedroom end of terrace house situated in Willingdon at the foot of the South Downs and providing glorious downland views. Arranged over three floors the house provides spacious and versatile living accommodation with the ground floor comprising of a bay windowed lounge, dining room, further conservatory reception room, a ground floor cloakroom and luxury fitted kitchen with integrated appliances. The first floor comprises of three bedrooms and a luxury refitted bathroom. The master bedroom is double aspect with breathtaking downland views from the skylight at the front and has an En suite shower room. The wonderful rear garden is laid to lawn and provides gated access to the two private parking spaces. The lawned front garden again provides stunning views. Willingdon Village with its amenities it within easy walking distance. An internal inspection is considered essential to appreciate the accommodation and views on offer.

www.town-property.com info@town-property.com

Freehold

30 Coopers Hill, Eastbourne, BN20 9JE

Guide Price
£470,000 - £490,000

Main Features

- End Terrace House
- 4 Bedrooms
- Lounge & Dining Room
- Kitchen
- Ground Floor Cloakroom
- Conservatory
- Modern Bathroom/WC & En Suite Shower Room/WC to Master Bedroom
- Lawned Rear Garden
- Two Parking Spaces
- Stunning Views of The South Downs

Entrance
Covered entrance porch with stained glass front door to-

Hallway
Radiator. Stairs to first floor.

Lounge
14'7 x 11'10 (4.45m x 3.61m)
Radiator. Fireplace with inset log burner and oak mantle. Picture rail. Wall lights. Double glazed bay window to front aspect with wonderful downland views.

Kitchen
23'1 x 8'0 (7.04m x 2.44m)
Extensive range of fitted high gloss wall and base units, worktop with inset one and a half bowl sink unit and mixer tap. Induction hob with extractor over. Eye level electric oven. Integrated fridge freezer, washing machine and dishwasher. Tiled flooring. Inset spotlights. Double glazed window to side aspect. Double glazed door to garden. Opening to dining room. Door to-

Ground Floor Cloakroom
Low level WC. Wash hand basin with mixer tap. Part tiled walls. Heated towel rail. Frosted double glazed window.

Dining Room
11'11 x 9'8 (3.63m x 2.95m)
Radiator. Feature fireplace with tiled surround and hearth. Opening to kitchen and-

Conservatory
12'5 x 8'8 (3.78m x 2.64m)
Radiator. Wall lights. Double glazed patio doors to garden.

Stairs from Ground to First Floor Landing
Double glazed window to side aspect. Stairs to master bedroom.

Bedroom 2
12'9 x 10'2 (3.89m x 3.10m)
Radiator. Picture rail. Double glazed window to front aspect.

Bedroom 3
12'1 x 9'3 (3.68m x 2.82m)
Radiator. Picture rail. Double glazed window to rear aspect.

Bedroom 4
7'5 x 7'0 (2.26m x 2.13m)
Radiator. Eaves storage. Double glazed window to front aspect.

Bathroom/WC
White suite comprising of panelled bath with mixer tap and corner shower cubicle. Low level WC. Wash hand basin with mixer tap and vanity unit below. Heated towel rail. Part tiled walls. Two frosted double glazed windows.

Stairs from First Floor to Master Bedroom

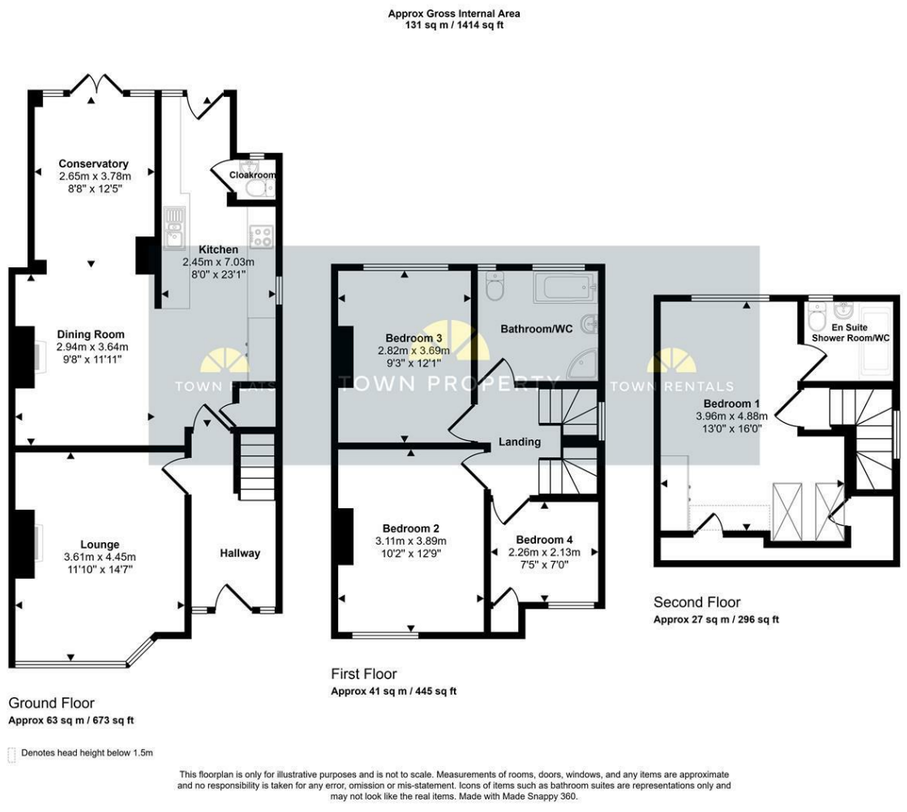
Master Bedroom
16'0 x 13'0 (4.88m x 3.96m)
Radiator. Eaves storage. Double aspect room with double glazed window to rear aspect and two skylights to the front providing stunning downland views.

En Suite Shower Room/WC
Large shower cubicle. Low level WC. Wash hand basin with mixer tap and vanity unit below. Heated towel rail. Frosted double glazed window.

Outside
The wonderful lawned rear garden has a variety of mature trees and shrubs, two wooden sheds, a patio seating area and gated access to the two private parking spaces.
The front garden is laid to lawn with stunning downland views.

Parking
There are two private parking spaces to the rear of the property.

COUNCIL TAX BAND = C



www.town-property.com | E. info@town-property.com | T. 01323 412200

Town Property endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.