



Carlton House Devonshire Place, Eastbourne BN21 4AD

welcome to

Carlton House Devonshire Place, Eastbourne

A spectacular four bedroom, two en suite lower ground floor flat with a large garden forming part of this lovely conversion. In a superb Town Centre location close to local shops, seafront and train station. Viewings come highly advised to avoid missing out. ***Guide Price £300,000 - £350,000***





Entrance Hall

Lounge

16' 6" into bay x 15' 9" max (5.03m into bay x 4.80m max)

Kitchen

12' 4" max x 9' 9" max (3.76m max x 2.97m max)

Bedroom 1

16' 4" into bay x 15' 9" max (4.98m into bay x 4.80m max)

En - Suite

Bedroom 2

10' 3" max x 8' 11" max (3.12m max x 2.72m max)

En - Suite

Bedroom 3

15' 10" max x 9' 2" max (4.83m max x 2.79m max)

Bedroom 4

9' 2" max x 6' max (2.79m max x 1.83m max)

Bathroom

Rear Garden

Total floor area 126.3 m² (1,360 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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- FOUR BEDROOM APARTMENT
- LARGE GARDEN
- BAY FRONTED LOUNGE
- TWO EN - SUITE AND FAMILY BATHROOM
- SPACIOUS LIVING THROUGHOUT

Tenure: Leasehold EPC Rating: D

Council Tax Band: C Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 25 Mar 1986. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price

£300,000 - £350,000



Please note the marker reflects the
postcode not the actual property

view this property online fox-and-sons.co.uk/Property/EBN120031



Property Ref:
EBN120031 - 0009

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