



Coniston Avenue, Eastbourne BN22 0AQ



welcome to

Coniston Avenue, Eastbourne

Beautifully presented four bedroom townhouse situated in the sought-after Lower Willingdon area. Modern throughout, the property offers spacious open plan lounge/dining accommodation, cloakroom, three first floor bedrooms with family bathroom, and an impressive top floor principal bedroom.



Entrance Hall

Radiator.

Open Plan Lounge / Dining Room

Double glazed window to the side and rear aspect. Double glazed patio door to the rear aspect. Two Velux windows. Spotlighting. Radiator.

Kitchen

A range of wall and base units with work top over incorporating a stainless steel sink and drainer unit. Eye level oven with electric hob and cooker hood above. Integral dish washer and fridge / freezer. Partly tiled. Cupboard containing boiler. Radiator. Under counter lights. Spotlighting. Double glazed window to the front aspect.

Cloakroom

Low level W.C. Wash hand basin with vanity unit below. Partly tiled throughout. Heated towel rail.

First Floor Landing

Stairs leading from ground floor to first floor landing. Cupboard.

Bedroom 2

Double glazed window to the rear aspect. Radiator.

Bedroom 3

Double glazed window to the front aspect. Radiator.

Bedroom 4

Double glazed window to the rear aspect. Radiator.

Bathroom

Comprising a bath with mixer taps and hand held shower attachment. Low level W.C. Wash hand basin. Partly tiled throughout. Double glazed window to the front aspect.

Second Floor

Bedroom 1

Two Velux window. Built in wardrobe. Restricted head height. Eaves storage. Radiator. Spotlighting.

En - Suite

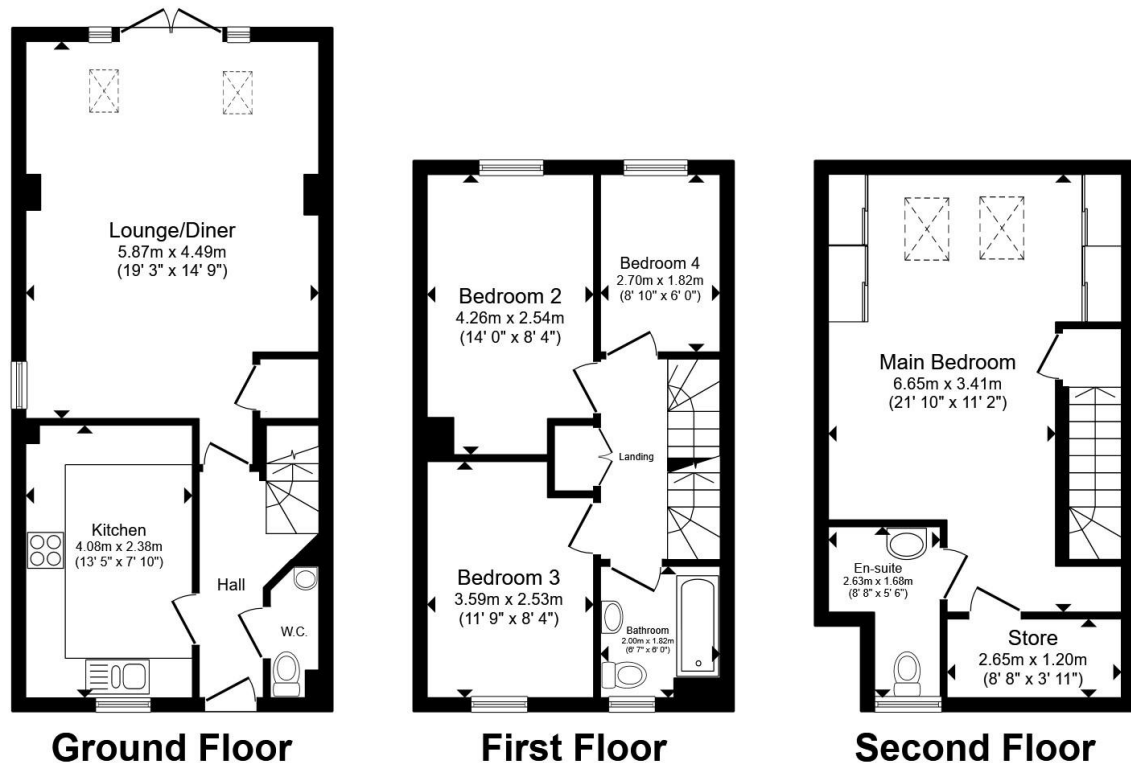
Comprising a walk in shower cubicle with over head shower attachment. Low level W.C. Wash hand basin with vanity unit below. Tiled throughout. Heated towel rail. Double glazed window to the front aspect.

Rear Garden

Patio area leading to an area mainly laid to artificial grass. Garden shed. Side gate access. Fence surround.

Parking

Off road parking for multiple vehicles.



Total floor area 114.2 m² (1,229 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.propertybox.io

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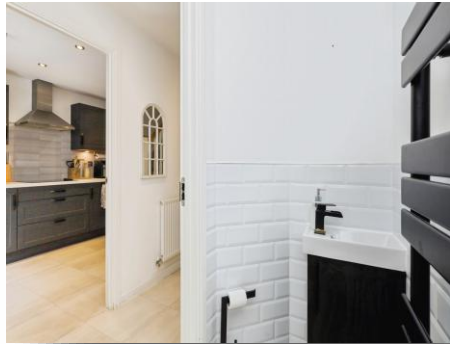
Coniston Avenue, Eastbourne

- FOUR BEDROOM TOWNHOUSE
- SOUGHT-AFTER LOWER WILLINGDON LOCATION
- MODERN THROUGHOUT
- OPEN PLAN LOUNGE/DINING ROOM
- GROUND FLOOR CLOAKROOM

Tenure: Freehold EPC Rating: B

Council Tax Band: D

£375,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
EBN120081 - 0002

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