



Northumberland Court Fletching Road, Eastbourne BN22 9DX



welcome to

Northumberland Court Fletching Road, Eastbourne

A well-presented two bedroom second floor flat, ideally located in Hampden Park, featuring a spacious living room with private balcony, separate bathroom and cloakroom, and the added benefit of external lock-up storage—ideal for first-time buyers or investors.



Communal Entrance

Stairs leading to second floor.

Entrance Hall

Cupboards.

Lounge

Double glazed window to the front aspect. Double glazed door leading to balcony. Radiator.

Inner Hall

Radiator. Cupboard.

Kitchen

A range of wall and base units with work top over incorporating a stainless steel sink and drainer unit. Electric oven and gas hob with cooker hood above. Space and plumbing for dish washer and washing machine. Views over the allotments.

Cloakroom

Double glazed window to the side aspect. Low level W.C.

Bedroom 1

Double glazed window to the front aspect. Radiator.

Bedroom 2

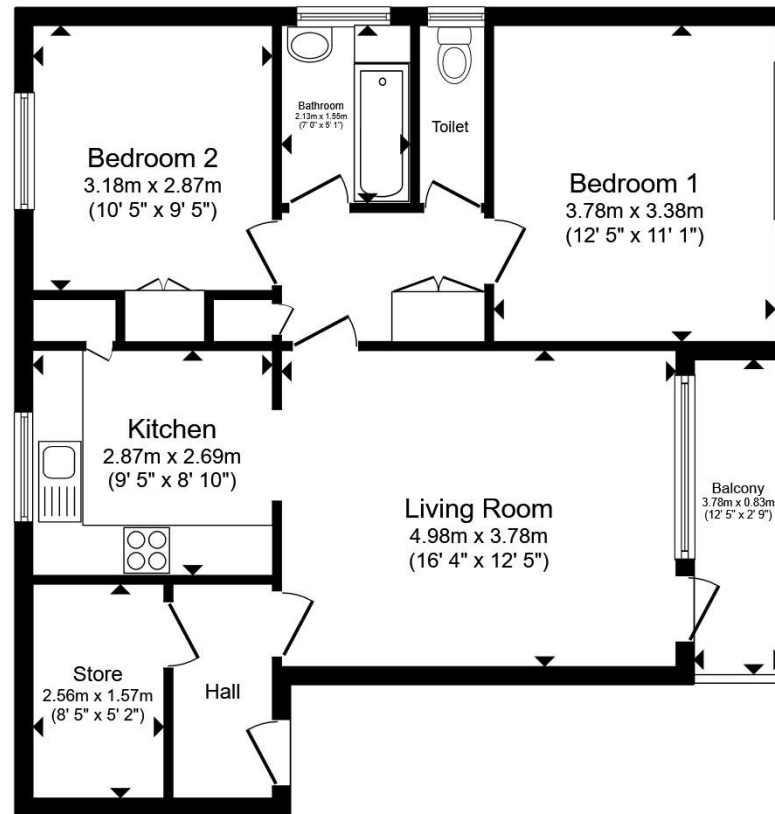
Double glazed window to the rear aspect. Built in cupboard. Radiator.

Bathroom

Comprising a bath with mixer taps and over head shower attachment. Wash hand basin. Radiator. Double glazed window to the side aspect.

Lock Up Storage

Private Balcony



Total floor area 68.0 m² (732 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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Northumberland Court Fletching Road, Eastbourne

- TWO BEDROOM SECOND FLOOR FLAT
- PRIVATE BALCONY
- SEPARATE BATHROOM AND CLOAKROOM
- SPACIOUS LIVING ROOM
- PRIVATE LOCK-UP STORAGE

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 865.20

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 125 years from 07 Dec 1998. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£165,000



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Property Ref:
EBN120922 - 0002

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Please note the marker reflects the
postcode not the actual property


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