



90 Hurst Road, Eastbourne, BN21 2PW

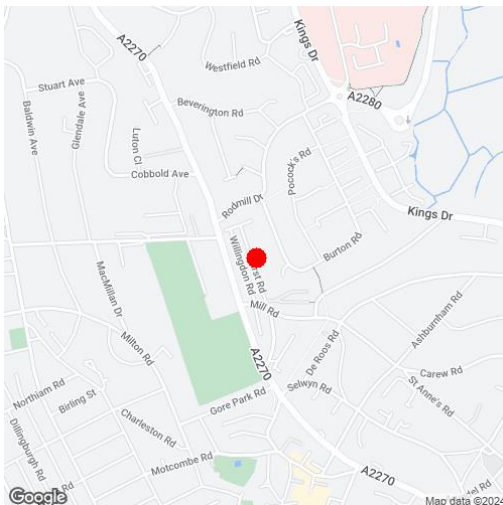
Price £375,000 | Freehold

LS Leaper
Stanbrook

TOWN CENTRE OFFICE
01323 416716

MEADS STREET OFFICE
01323 737962

Located in the favoured Old Town area of Eastbourne, a charming 3 bedroom house of pleasing character affording delightful views over Eastbourne towards the English channel. The house is situated at the end of a terrace of similar properties with accommodation arranged over three floors. The ground floor accommodation includes a sitting room, third bedroom/office and a family bathroom. Stairs lead down to the garden floor level with a generous 19' x 12' kitchen/breakfast room. The kitchen area has a range of modern wall and base units beneath contoured work surfaces with an integrated oven, microwave and gas hob. The breakfast area leads to a conservatory which in turn leads to the delightful rear garden. Of particular note is a further large storage room with window that could be developed into additional accommodation. The two principal bedrooms are on the first floor. The delightful gardens have a tropical feel with an abundance of mature trees and shrubs. Schools catering for most age groups together with a Waitrose store are in the vicinity, whilst Eastbourne town centre and railway station are approximately 1 mile away.





At a Glance:

- Wonderful views over Eastbourne towards the sea
- Three bedrooms
- Two reception rooms
- Fitted kitchen
- Modern bathroom
- Mature garden
- Gas central heating
- Sealed unit double glazing

Accommodation:

ENTRANCE LOBBY

RECEPTION HALL

LIVING ROOM

14'0" (4.27m) Into Bay x 12'8" (3.86m)

BEDROOM 3 / OFFICE

12'0" (3.66m) x 10'4" (3.15m)

BATHROOM

LOWER GROUND FLOOR

KITCHEN/BREAKFAST ROOM

19'0" (5.79m) x 12'8" (3.86m) Max

CONSERVATORY

7'8" (2.34m) x 7'9" (2.36m)

STORAGE ROOM

FIRST FLOOR LANDING

BEDROOM 1

16'2" (4.93m) Max x 12'0" (3.66m)

BEDROOM 2

11'6" (3.51m) x 9'0" (2.74m)

OUTSIDE:

GARDENS

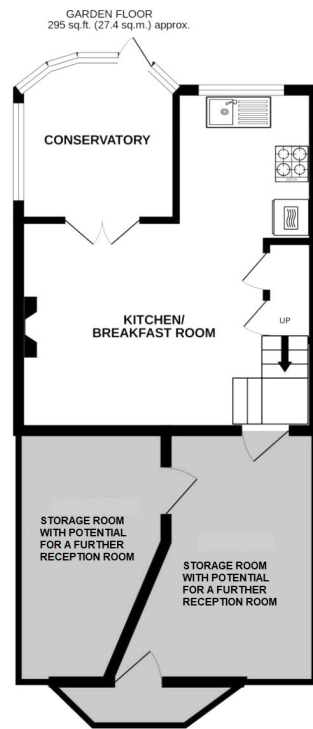
COUNCIL TAX:

Band "A"

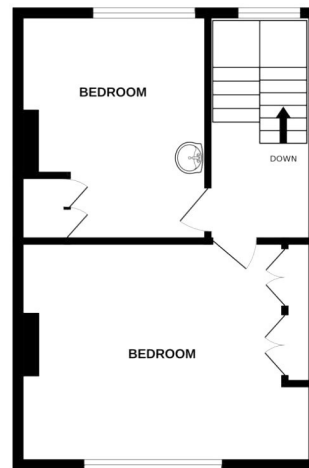
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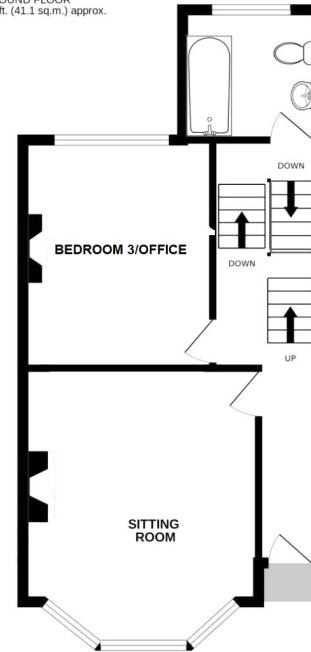




2ND FLOOR
376 sq.ft. (34.9 sq.m.) approx.



GROUND FLOOR
442 sq.ft. (41.1 sq.m.) approx.



TOTAL FLOOR AREA : 1113 sq.ft. (103.4 sq.m.) approx.

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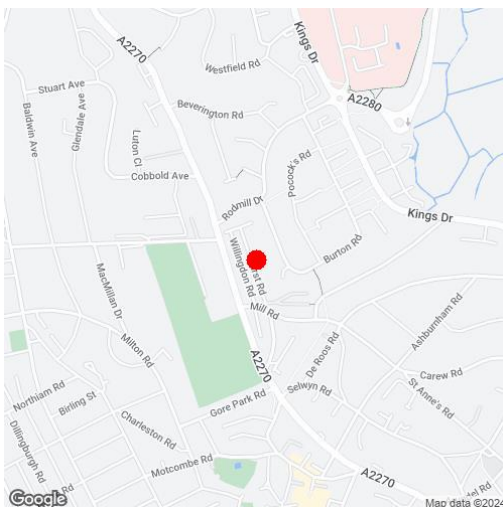
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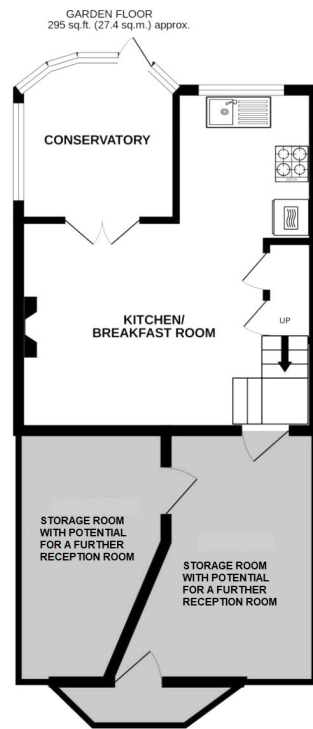
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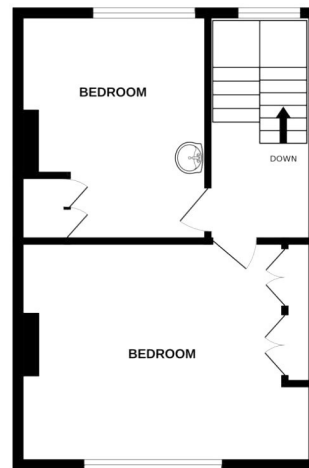
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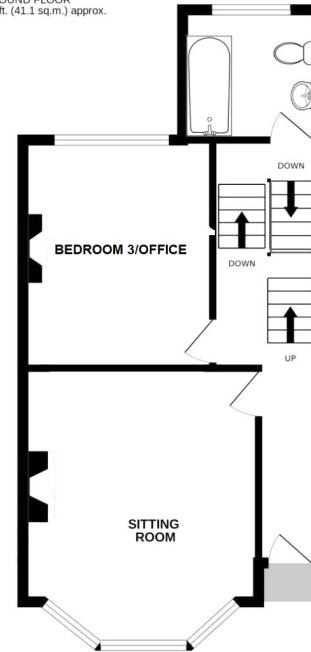




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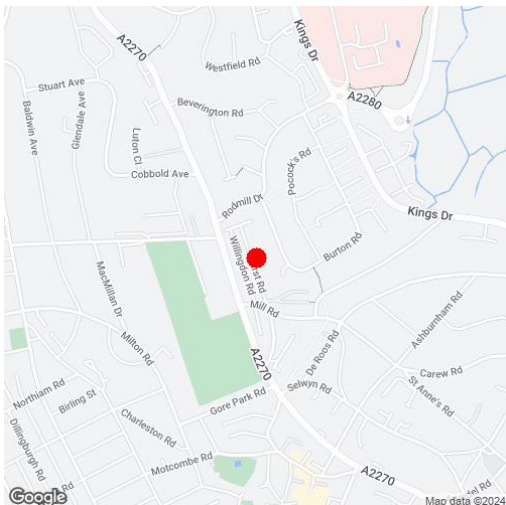
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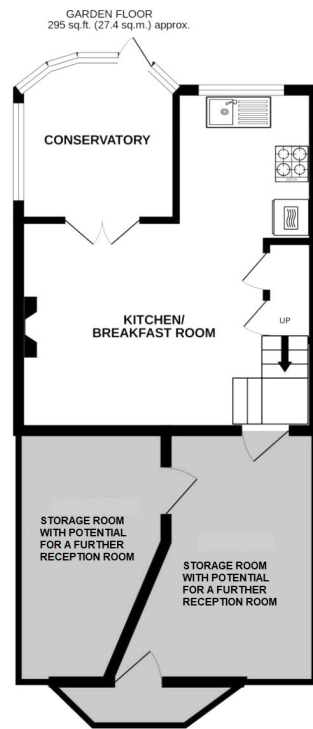
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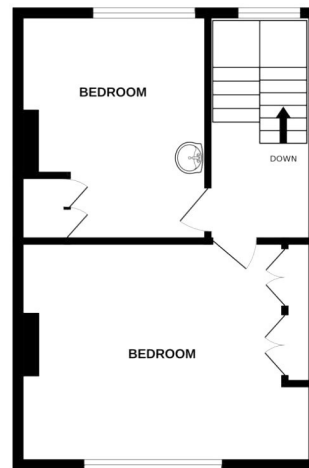
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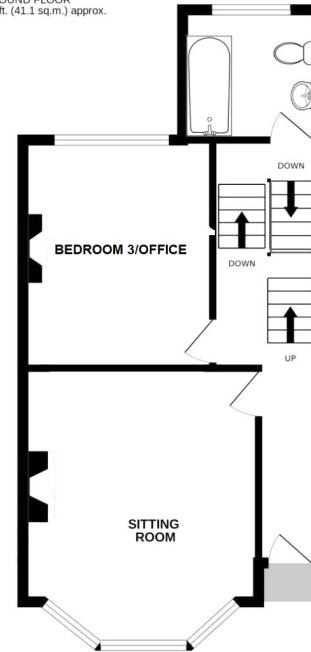




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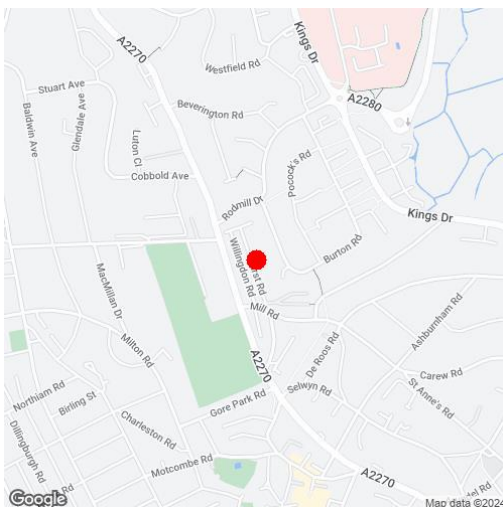
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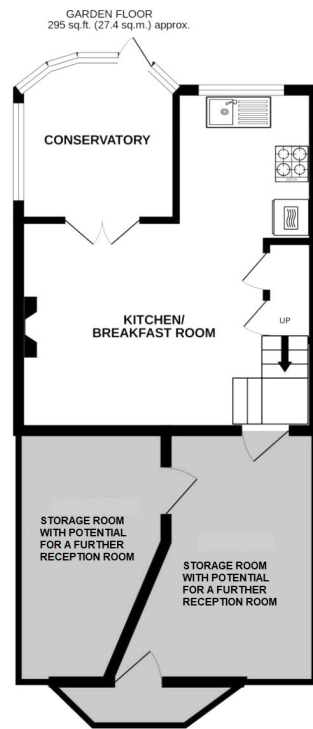
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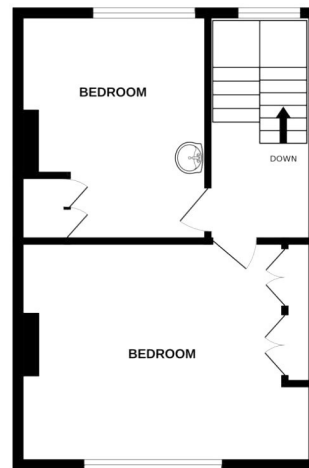
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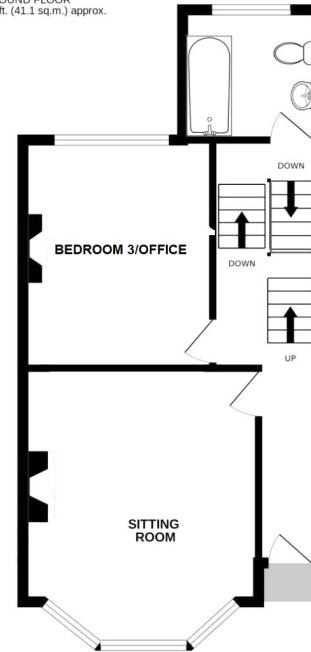




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