



Flat 1, 68 Cavendish Place, Eastbourne, BN21 3RL

Price £150,000 | Leasehold

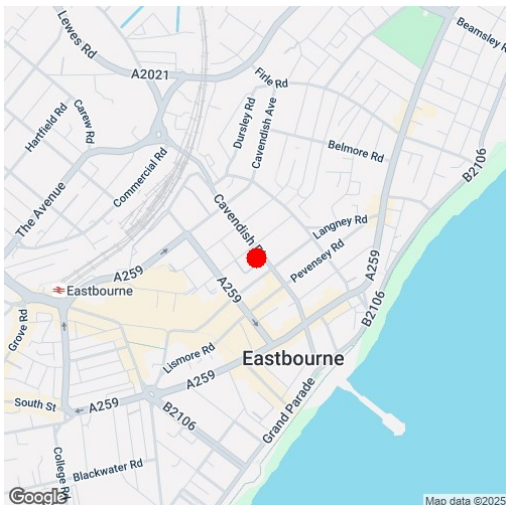
**LS** Leaper  
Stanbrook

TOWN CENTRE OFFICE  
01323 416716

MEADS STREET OFFICE  
01323 737962



A spacious and well presented one bedroom first floor flat with balcony located within easy reach of Eastbourne town centre, train station and seafront. This property enjoys many period features such as high ceilings, ornate coving, skirting and boasts spacious accommodation comprising communal entrance hall, private entrance hall, large sitting room with doors leading to a balcony, kitchen with range of wall units, base units and area of work surface, one excellent size double bedroom and modern bathroom/wc. The property is located just a short walk to Eastbourne picturesque seafront as well as the Town Centre with a wide range of high street stores, cafes and restaurants. Eastbourne train station is also close by which provides excellent links to London, Gatwick and Brighton.







### At a Glance:

- One double bedroom first floor flat
- Spacious accommodation throughout
- Balcony
- Original period features
- Kitchen
- Modern bathroom
- Well presented

### Accommodation:

**COMMUNAL ENTRANCE HALL**

**PRIVATE ENTRANCE HALL**

**SITTING ROOM**

17'4" (5.28m) x 13'7" (4.14m)

**BALCONY**

**KITCHEN**

7'7" (2.31m) x 6'9" (2.06m)

**BEDROOM**

16'1" (4.9m) x 10'3" (3.12m)

**BATHROOM**

**LEASE**

125 Years from 24th June 2004

**MAINTENANCE CHARGE**

£620 per annum

**GROUND RENT**

£100 per annum

**LETTING**

Allowed

**PETS**

Allowed apart from dogs

**COUNCIL TAX**

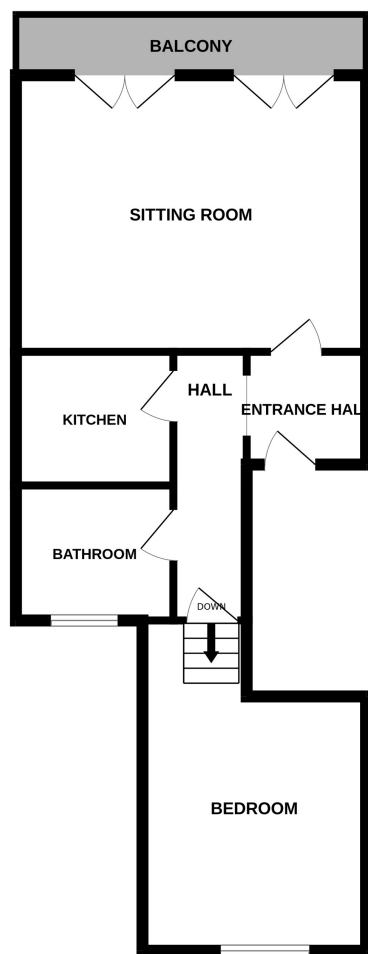
A

**EPC**

C



GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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