



14 Pockocks Road, Eastbourne, BN21 2RR

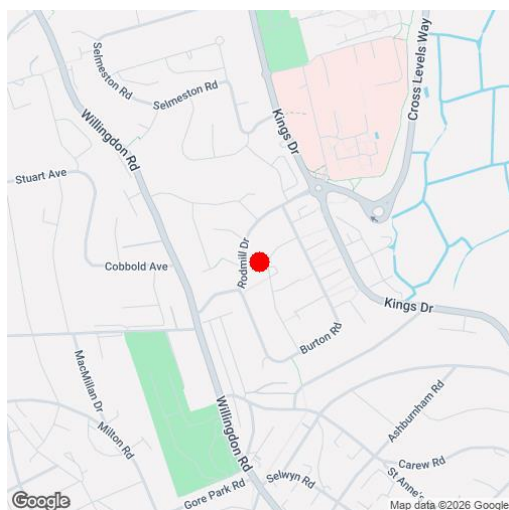
Price £369,000 | Freehold

**LS** Leaper  
Stanbrook

TOWN CENTRE OFFICE  
01323 416716

MEADS STREET OFFICE  
01323 737962

A well presented detached bungalow set within relatively level gardens, conveniently located within a few hundred yards of the Framfield Way shopping facilities. The bungalow provides well proportioned accommodation that includes a generous 21' x 19' L-shape living room, a fitted kitchen with range of matching wall and base units. The two double bedrooms are served by a recently refitted bathroom with modern white suite with independent shower unit over the bath. The bungalow is set within westerly facing gardens that are principally laid to lawn and extend to approximately 50' at the rear whilst there is ample off-road parking in addition to a detached garage to the front. Other benefits include gas central heating and sealed unit double glazing and the property is available with no onward chain.





## At a Glance:

- Well presented detached bungalow
- 21' x 19' L-shape living room
- Two double bedrooms
- Modern bathroom / wc
- Relatively level gardens
- Garage and off-road parking
- Gas central heating
- Sealed unit double glazing
- No onward chain

## Accommodation:

**PORCH**

**HALL**

**L-SHAPE LIVING ROOM**

21'3" (6.48m) x 19'9" (6.02m) Max

**KITCHEN**

9'9" (2.97m) x 8'6" (2.59m)

**BEDROOM 1**

14'9" (4.5m) x 11'3" (3.43m)

**BEDROOM 2**

9'9" (2.97m) x 8'9" (2.67m)

**BATHROOM / WC**

**OUTSIDE:**

**FRONT & REAR GARDENS**

**GARAGE**

**OFF ROAD PARKING**

**COUNCIL TAX:**

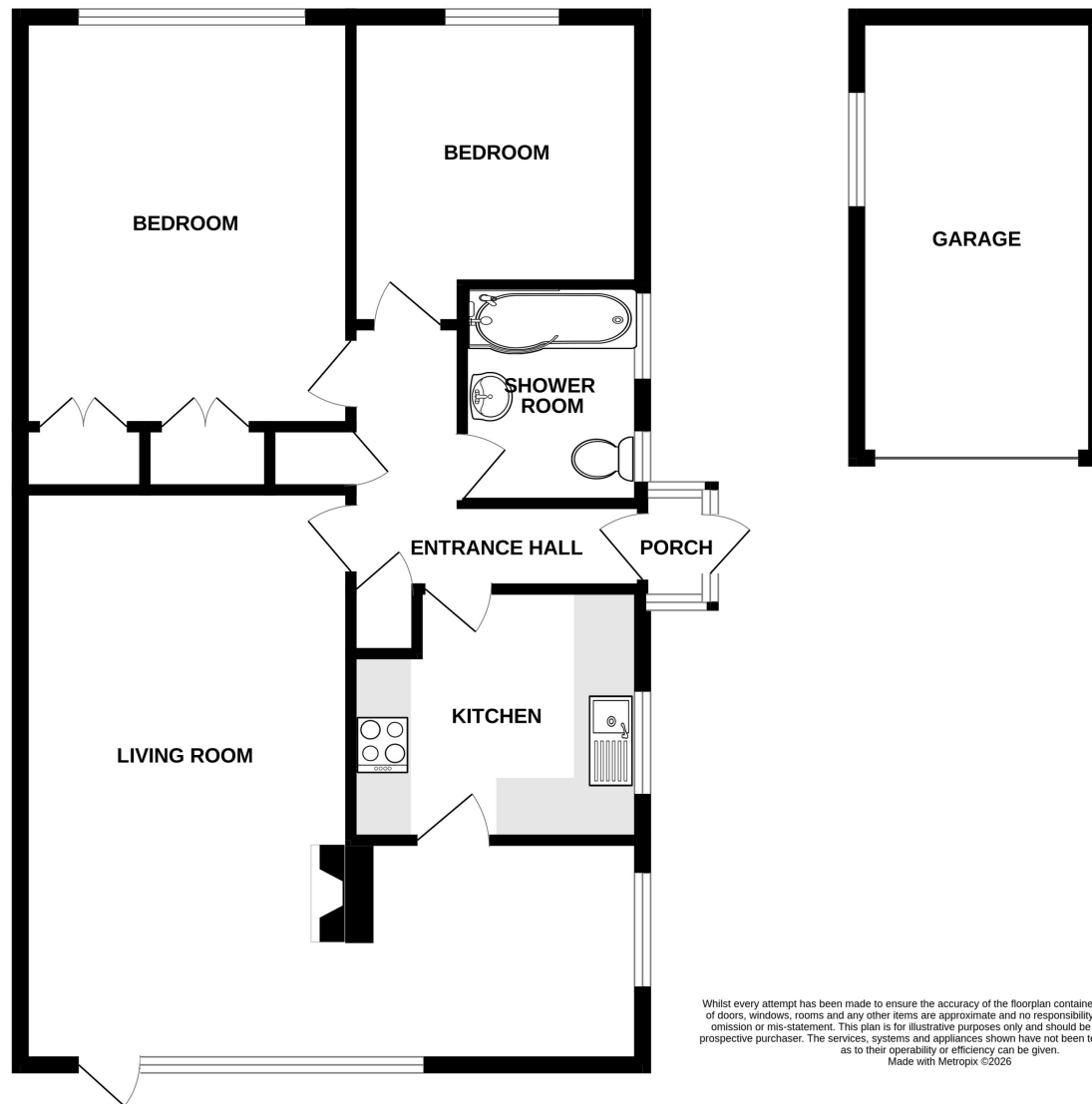
Band 'D'

**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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